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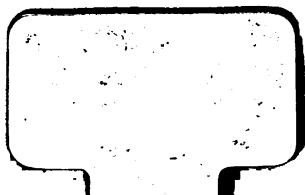
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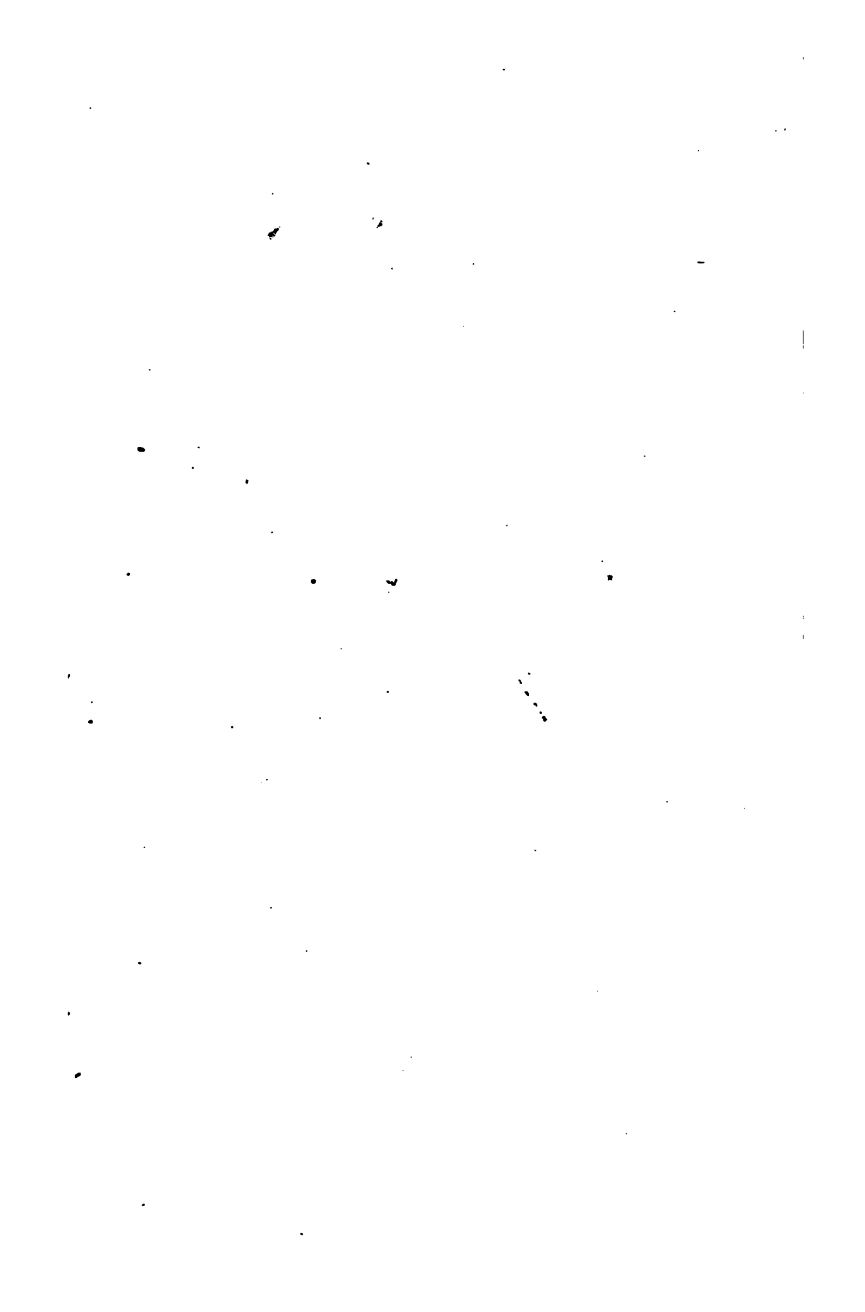
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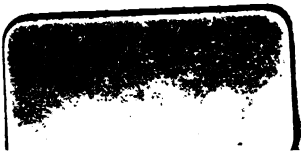


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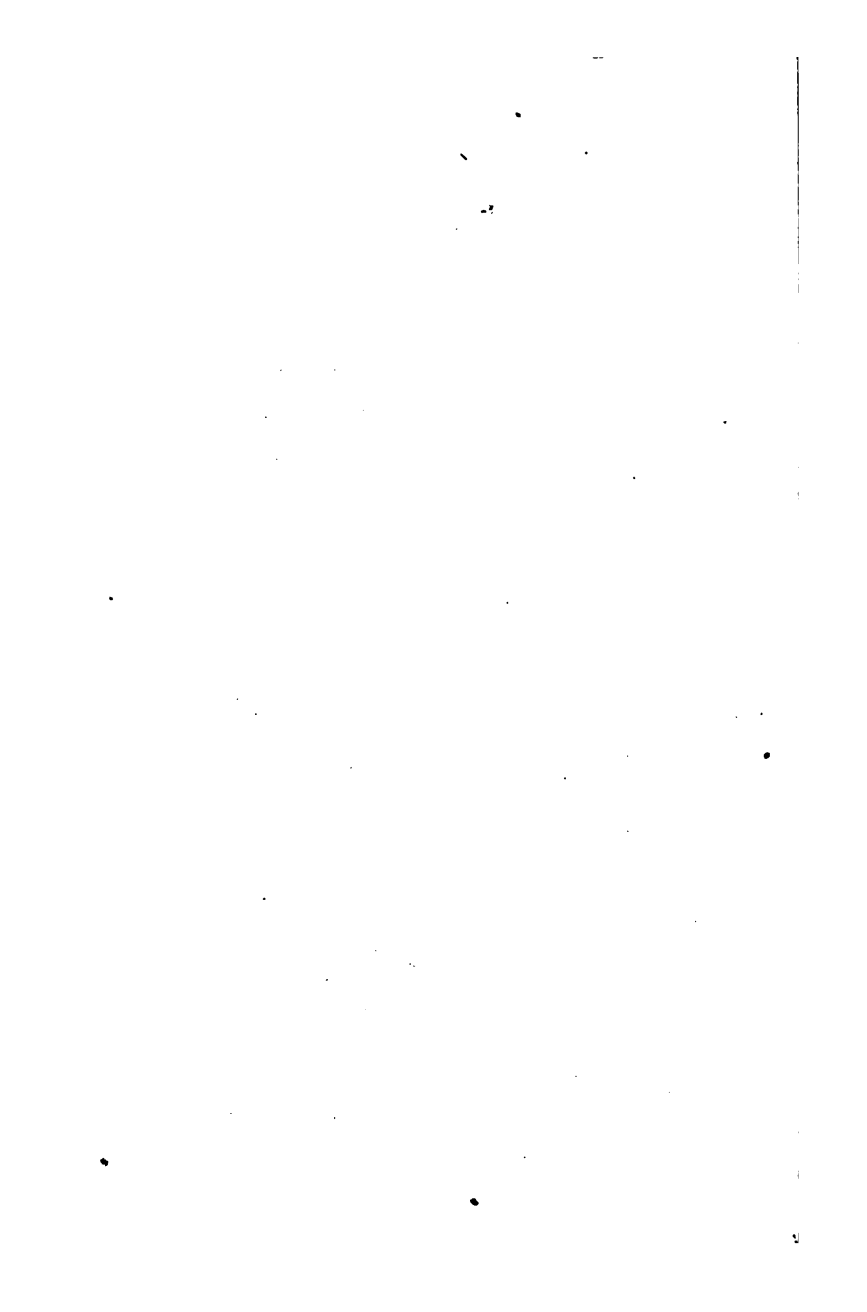




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THE  
SETTLER'S NEW HOME:

OR

THE EMIGRANT'S LOCATION,

BEING

A GUIDE TO EMIGRANTS IN THE SELECTION OF A SETTLEMENT,  
AND THE PRELIMINARY DETAILS OF THE VOYAGE.

BY

SIDNEY SMITH.



**BRITISH AMERICA,—CANADA:**

EMBRACING NOVA SCOTIA, NEW BRUNSWICK, CAPE BRETON, PRINCE EDWARD'S ISLAND,  
EASTERN CANADA, WESTERN CANADA.

**THE UNITED STATES:**

INCLUDING NEW ENGLAND, THE WESTERN STATES, THE SLAVE STATES, TEXAS,  
CALIFORNIA, HUDSON'S BAY SETTLEMENTS,  
COMPREHENDING OREGON, AND VAN COUVER'S ISLAND.

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LONDON:

JOHN KENDRICK, 4, CHARLOTTE ROW, MANSION HOUSE,

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1849.

## COMPANIONS FOR THE VOYAGE, THE HUT, AND THE FRAME HOUSE.

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*The Emigrant may be removed from society without being deprived of companions. Even if he sequesters himself from the company of the living, he may have on the lonely ocean, the distant prairie, or in the solitary wood, communion with those who never die. The mind, for want of a better social circle, has been glad in the sea calm, or at the cattle station, to pore over a series of old almanacks. Before it be too late we would warn emigrants to provide against solitude by securing to themselves the intercourse of books, of which the best happen also to be the cheapest. In the colonies they will always sell for double what they cost in the mother country, while the purchaser has had the use of them into the bargain. To supply this desideratum we have requested our publisher to select a list of books from his stock suitable for settlers, and to append their prices. These will be found at the end of the volume.*

## P R E F A C E .

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It is not unreasonably made a charge against political economists, that they are not agreed as to their objects, and that they are singularly indefinite in the application of their principles. They aim at an arithmetical exactitude which is not compatible with a due consideration of the disturbing causes which must invalidate their calculations; or else they exclude from the operation of the science, moral and political influences, without the consideration of which it is of little practical value. Some keep in view solely the *production* of wealth,—others assign more importance to its *distribution*;—not a few regard only the *power*, and *greatness* of a kingdom;—wiser men look rather to the diffusion of the general *happiness* of its subjects,—the wisest, test economical theories solely by their capacity for enlarging the contentment, security, and comfort of the whole human family.

Your rule-of-three statistician has got hold of a phrase about productive labourers and unproductive consumers, upon which he rings the changes of his political arithmetic, with much *self-satisfaction*, and with little to any body else. All that he cannot post in a ledger he regards as loss. All that he can enter in a day book, he reckons as a gain. The more intelligent statist regards a great poet, a fine composer, an inspired painter, or orator, or sculptor, or moralist, or philosopher,—the men who have made the people of England that which distinguishes them from the Kalmuck or the Cossack,—as more productive than a thousand steam engines, or ten thousand power looms. The weaver can indeed warp and woof threads into cloth, and the artizan can hammer iron into tools; but the statesman, the artist, the man of science, the moral teacher, the public writer, can breathe into crude humanity the breath of life, and make of it a living soul, and call an Athens, a Rome, a Paris, a London, out of the Serbonian bog of chaotic barbarism, and bring it into the light of civilization. The mechanic who can make a compass, or the

sailor who can haul a rope, is more arithmetically productive than the man who discovered the principle of the attraction of the needle to the pole, or the application of steam to navigation; but for all that, he who can put types together scarcely does as much for the world as the inventor of the art of printing. The wealth of nations is not to be estimated by that alone which can be put on paper; nor is a balance sheet, or columns of £. s. d. the proper measure of the power, riches, or happiness of an empire.

It is on this account that the value of colonies to the mother country cannot be ascertained by a mere debtor and creditor account. We do not get at the bottom of this controversy by finding that the government of Canada costs Britain £2,000,000,—that the profit on the goods we sell her is only one million and a half, and that we therefore lose half a million by the connexion. Nor, on the other hand, have we proved that it is better for our outlying provinces, and for this our central kingdom, that the former should be set adrift, by showing that the United States cost us a great deal while they were dependences of the British crown,—that at present they cost us nothing, while they take from us ten times the amount of manufactures they ever did before, and that they are ten times as populous, and ten times as wealthy as they were while they were mere colonies. Had they never been British colonies, protected and fostered by the crown, they would never have become a great Anglo-Saxon republic. Had George III., listening to the prophetic wisdom of Chat-ham, had the sagacity to have conferred upon the various provinces the blessings of political independence, and that local self government, which is no less our constitutional policy than the source of public spirit, individual development, and social activity, America might now have been as great as a colony, as she now is as a separate republic, and might still be the pride and strength of Britain, in place of being our rival in commerce, manufactures and politics, and our often threatened antagonist in war. Dependent upon her for cotton, she may one day shut up every mill in Lancashire, and by some gigantic effort, manufacture for the world, in our stead; and had she been at this moment a dependency of ours, she could not have assailed us with a hostile tariff, which, while it inflicts mischief on her own people, deprives England of a market for

at least £20,000,000 worth of manufactures *per annum*. What, indeed, is it that has made and continues the greatness of the United States, except that, speaking our language, adopting our institutions, assimilating our jurisprudence, forming her public opinion upon our literature, our people make her, in fact, the chief of our colonies, by annually migrating to and subduing her wastes,—adding to her capital, executing her public works, and feeding her labour market with supplies, and her navy with sailors, without which she would make but small appreciable progress. What is it that makes Canada a burden upon rather than an aid to the imperial treasury, but the two-fold fact that the United States are not now a British Colony, but a “sympathiser” with the discontents of our subjects, and that we have too long withheld from our Acadian possessions those powers of self-government to the want of which alone our colonial governors attribute their inferiority to the neighbouring republic.

If we had not taken possession of the Cape, Natal, New Zealand, Australia, Van Diemen’s Land, of Ceylon, the Mauritius, they must have been seized by other potentates, and could never have become places for the settlement of British subjects. We would thereby have lost these outlets for our redundant population, our surplus labour, or our superfluous energy. If our people had located themselves in these districts, the common obligation under which every country rests to protect its own subjects, would render it imperative on us to defend them in their possessions,—just as we send out fleets to protect our commerce, and to convoy our shipping. If we turn them adrift, because, on a calculation of mere arithmetical profit and loss, they are found to be chargeable to us, we must maintain them in their independence until they are able to protect themselves, and when they can do that, they would cease to be a burden on our finances, even if they were continued among the number of our dependences. There is not a colony we possess that could maintain its own independence against 10,000 European troops for a month after we had abandoned its sovereignty; and as a mere common sense proposition it is obvious, that whatever expense our interference might incur, we could not stand by and see even a minority of our fellow countrymen conquered and subjected to the dictation of a foreign power. Cromwell, at a cost

of millions, vindicated the rights of a single British subject. Wherever an Englishman goes, there the majesty of England must be with him. We recognize the duty of spending millions upon the mitigation of Irish distress; we pay six millions every year to feed and clothe 1,900,000 English paupers who are totally unproductive. Shall we admit our obligation to support domestic beggary, and deny the duty of encouraging the efforts of the enterprising, energetic and industrious, to maintain themselves, subdue the wilderness, extend our empire, and increase the productiveness of our dominions? In short, shall our paupers alone have claims upon us, while our colonists are to be deserted? Two hundred and sixty thousand of us expatriate ourselves every year, to make room for others at home, to be no longer a burden upon us; to help us, it may be, to more employment in their customs, in their shipping, in their exports and imports. How much greater would be our distress and competition, our pauperism, if these remained in the mother country.

The question of colonization is indeed a very distinct one from that of our existing management of our colonies. Give to each of them an independent government, and a domestic legislature, owning only like our own, the common sovereignty of the British crown. Why pay governors, and deputy governors, bishops and judges? May colonists not have their own president, and vice president? their own religious instructors? their own judges and jurisprudence? If they cannot all at once pay their own expences, help them until they can, as we do many of our own provincial domestic institutions. The Home Office does not rule the Irish Unions because it helps them to a grant, or a rate in aid. It does not preside in the town council of Edinburgh, because it pays half the debts of the municipality. Neither is it right to keep colonies in the leading strings of Earl Grey and Mr. Hawes, because they are compelled to creep before they can walk. There is scarcely ever a private commercial enterprise that is self-supporting at the first. The capitalist must long lie out of interest before he can look for returns,—and so must a nation. But the sooner colonies are endowed with self-government, the earlier will they be self-supporting.

But is it so certain that even under the existing vicious system, our colonies are even a *pecuniary* loss to us? The wealth of the Indies is saved to be spent in England. The West India trade and fleet, the New

Zealand and Australian and Canadian timber, and wool, and minerals, and shipping, and flax, and tallow, and oil, are they nothing to our maritime interests, our merchants, and bankers, and manufacturers? Cut us off from all these, and where would be Leadenhall Street, and Lombard Street, and Broad Street; Liverpool, and Bristol, Manchester, the Clyde, and the Thames? Compared with the population, Holland is richer than England. Yet what is Batavia politically, socially, morally, in the world's eye, to the leading power of Europe,—and to what account does she turn her capital? But for the elastic enterprise, the inventive fertility of mercantile resources, the restless spirit of adventure, the unceasing energy of speculation which bear us onward under the inspiration of the aphorism, “never venture, never win,” what would there be to distinguish England from Germany, or Spain, or Italy? And what fosters that sentiment of universality and grandeur of endeavour which is our characteristic, if it be not the extension of our name, race, language, and empire over the world? It is of no consequence arithmetically to us, whether a great number of private capitalists sustain heavy losses by foreign speculation, or the amount be taken from the public treasury. Either way it is a deduction from the national wealth. We have lost far more by United States’ banks and stocks, by Spanish Bonds, by foreign railways, and continental ventures, than the whole cost of our colonial government. Yet upon the whole we gain by the world in place of losing by it; the state must not make itself the judge of the enterprise of its subjects, and it must follow and help them wherever their energy or interest lead them.

Trade begets trade. In searching for one adventure, our supercargoes and ship-captains find out another. A single cargo of a strange article, brought home in desperation for want of other freight, often lays the foundation of an enormous branch of new commerce. We fish for whales at the Bay of Islands, and find out flax, and gum, and ship-spars, and manganese at Wellington and Auckland. We begin by banishing our criminals to Australia and Van Diemen’s Land, and end by becoming independent of Saxony for wool, and by finding coal to carry our steamers to Singapore, and Bombay, and the Cape, as a halfway house to Europe. Do we owe nothing to posterity? Is our money of no use to mankind,

but to be kept in the money bags? Are we born only for ourselves? Shall we be called the foremost men in all the world, and do nothing *for* the world? Let England set her mark upon the earth to fructify and bless it. Half a million souls we bring annually into the world. Year by year, interest on compound interest is heaped upon our teeming population. What can become of them, what shall we do with them if we keep them all here? "Home-keeping youth have ever homely wits." A family is chargeable. Shall we therefore deny the proposition of Benedick that,

"The world must be peopled."

No—if colonies cost us too much, let us retrench—if they do not "get on," let us confer upon them the powers of self-government to energize them into self-reliance;—if the colonial office mismanages, let the colonists manage their own affairs, and pay for it. But we need new fields of commerce—fresh subjects of trade—new homes for our overcrowded people, and therefore let us have colonies and keep them.

The time should teach us a solemn lesson. We have become every year more dependant on the continent of Europe for trade and custom. To what alone can we trace our present depressed, almost prostrate condition? The wars and disorders of our European customers have robbed them of their means of purchase, or rendered them no longer trustworthy debtors for goods. Should the flame of war burst out over the old world, we shall find ourselves with half a million of additional hands yearly to find food and work for, and fewer safe customers than ever. Mr. Mackay warns us that the vast mineral resources of Pennsylvania, combined with the exhaustless water power and raw material of manufacture with which the United States abound, will speedily convert the transatlantic republic into a most formidable, and invincible manufacturing, and commercial rival of England. With Europe at war, and America for a competitor, where will our safety be, if not in finding customers in our colonies? Universal Peace may come before the Greek Kalends, and anticipate by centuries the Day of Pentecost; but our wants are urgent, and our necessities immediate. We must find work and raiment, and food now, in this very year of War, Pestilence, and Famine, of Irish de-

population, and all but English ruin. If we had no taxes, we must still seek trade, customers, elbow-room, and employment. And we repeat, with dangerous commercial rivals, and distracted Europe, where are we to find consumers, outlet, and provision for our increasing numbers, except in Emigration and in Colonies?

London, August, 1849,  
4, Charlotte Row.

#### NOTICE—CANADA.

The ninth number of the Circular of the Emigration Commissioners, announces that affairs in our North American Colonies are in a state of depression, and that the demand for labour has, in consequence of a suspension of the execution of public works, fallen off, although agriculture and farming settlers are in a state of steadily progressive prosperity. This is therefore the very time for the migration thither of all classes of settlers. When everything is in a state of plethoric efflorescence in a colony, the interest of money falls, cleared land advances extravagantly in price, provisions are dear, and wages far too high for the permanent advantage either of the capitalist or the labourer. To men, indeed, seeking employment as artisans in the towns, the present will be an unfavourable period for emigration to Canada, but all who desire to settle on land will find numberless clearings and farms of all kinds remarkably cheap, and the cost of subsistence uncommonly low. Stock, grain, agricultural implements, log huts, frame houses, mills, may now be had at cheap rates, and twenty shillings will go as far at present as forty shillings did ten years ago. The abundant supply of labour at reasonable rates, is a circumstance highly favourable to agricultural enterprise, and capitalists cannot fail by seizing the present golden opportunity greatly to better their fortunes.

The probability of the early execution of a main trunk of railway through the chief districts of the colony, is a consideration of no mean importance either to labourers or to capitalists.

We observe that the number of emigrants from the United Kingdom is only 248,089, against 258,270 last year. There has been an increase of settlers to the United States of 46,079, and to Australia of 18,955, the decrement amounting to 68,615, being confined to our North American colonies. We are corroborated in our favourable opinion of the western portion of Upper Canada by every fresh inquiry we have the opportunity to make, and the recent answers we receive to questions relative to the climate, continue to be more and more satisfactory.

The immediate prospect of a reaction towards war all over Europe, will give a fresh and great stimulus to emigration, and we should therefore advise all who meditate the step of proceeding to the colonies, to hasten their departure, so that they may arrive before the best locations are bought up.

We cannot issue this edition to the public without acknowledging our obligations to the various authors to whose works we have been chiefly indebted. The "Emigrant's Journal" we are especially bound to recommend to all intending emigrants, as a most valuable reporter of colonial information. Mr. Byrne, Mr. Mathew, Mr. Wilkinson, Mr. Earp, Mr. Gray Smith, and others, have also supplied much useful instruction, of which we have freely availed ourselves.

We are also bound to express our gratitude to the conductors of the periodical press, for the kindly and liberal spirit in which they have noticed the work—to which, much of its great success is to be attributed.

It will be seen that the present edition contains many important additions—and it is our intention, should our anticipations of establishing the work, as a standard book of reference on the subject of emigration, be realized, to spare no labour which may conduce to its completeness, and to render it a volume in which the most recent and authentic information in reference to every colony may always be found.

We have had access to the most certain and exclusive sources of information, official and private. We have been guided by the strictest and most disinterested impartiality; and have always written under the sense of the deep responsibility which all should feel, who undertake

to advise our fellow countrymen in reference to a step which involves such important personal results, as the fate of British families for their whole lives.

We have also been solicitous to render the work accessible to the humblest classes of the people, by fixing its price at the lowest barely remunerating cost.

To the perfect completeness of the subject, it was necessary that we should exhaust the question of Home Colonization, and the prospects of the Mother Country.

Of the interesting topics of entail, primogeniture, small freeholds, spade husbandry, taxation, poor-laws, jurisprudence, land titles, and other cognate objects of enquiry, we have accordingly undertaken to treat in a separate volume, to which we shall earnestly solicit the attention of those, who, having been interested by the following pages, may feel inclined to accompany the author through a not less important field of enquiry.



## INTRODUCTION.

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IF that which is true cannot be profane, Voltaire may almost be pardoned for the sentiment, "If God did not exist, it would be necessary to invent Him." "Man never *is*, but always to *be* blest;" he cannot live in the now and the here; he must fill the heart's aching void with a heaven and a hereafter. So little to the meditative "in this life only is there hope," so soon to the reflective and spiritual do "the evil days draw nigh" in which they are constrained to say in weariness of very life, "they have no pleasure in them;" that without the assurance of a God, a heaven, and immortality, earth would be but one vast bedlam. In an inferior but analogous sense what immortality is to time, foreign lands are to space. Colonies are "the world beyond the grave" of disappointed hopes. The antipodes are the terrestrial future, the sublunary heaven of the unsuccessful and the dissatisfied. The weaver in his Spitalfields garret who tries to rusticate his fancy by mignonette in his window-box, and bees in the eaves, bathes his parched soul in visions of prairie flowers, and a woodbine cabin beside Arcadian cataracts. The starving peasant whose very cottage is his master's, who tills what he can never own, who poaches by stealth to keep famine from his door, and whose overlaboured day cannot save his hard-earned sleep from the nightmare of the workhouse, would often become desperate, a lunatic, or a broken man, but for the hope that he may one day plant his foot on his own American freehold, plough his own land, pursue the chase without a license through the plains of Illinois or the forests of Michigan, and see certain independence before himself and his children. The industrious tradesman, meritorious merchant, or skilful and enlightened professional man, jerked perhaps by the mere chance of the war of competition out of his parallelogram, and exhausting his strength and very life in the vain struggle to get back again into a position already filled; compelled by the tyranny of social convention to maintain appearances unsuited to the state of his purse; plundered by bankrupt competitors or insolvent customers, and stripped of his substance by high prices and oppressive taxation, would often become the dangerous enemy of society or of government, but for the consideration that, in South Africa, in America, in Australia, or New Zealand, he may find repose from anxiety in independence, rude and rough though it may be, emancipation from the thralldom of convention, and an immunity from any compulsion to keep up appearances, and to seem to be what he is not. "I care nothing," said the French king, "for these clubs, plots, attempts upon my life; but I have thirty-four millions of restless spirits to find food and employment for, and I have no colonies." The redundant enterprise; the surplus energy; the fermenting spirit of adventure with which the

population of these kingdoms teems, would, like the figure of sin in Milton, have long since turned inward to gnaw the vitals of its parent, but for the "ample scope and verge enough" it finds in the romantic life of our sailors, or the trials, perils, hopes and fortunes of emigration. "Ships and colonies," the time-honoured toast of monopolists, have stopped many an *émoué*, and saved many a rebellion. We are not sure that they have not more than once averted a revolution. Hampden, Pym, and Cromwell, turned back by a king's warrant from the emigrant ship in which they had already embarked, remained to decapitate their sovereign, and establish a commonwealth. The unsettled boil off their superfluous mischief in the prospect of a fixed home in the bush or the backwoods; the discontented find comfort and rest in the conviction that "there is another and a better world" in the genial south, or the region of the setting sun. It is always in our seasons of greatest commercial distress and social privation that the largest export of emigrants takes place. The misery and disaffection which otherwise would make themselves formidable to constituted authority, hive off into the repose of peregrine settlements, and, sluicing themselves into new channels, save the overflow of the parent stream.

The wandering Arab, the vagrant gipsy, the restless discoverer and circumnavigator, the pioneer of the backwoods, who no sooner has civilized the forest and the prairie, by the plough, and the enclosure, and human habitations, than he disposes of his home, and hews out for himself further and still further removed from man, and settled society, a new resting place in the remote woods, these are all but types of an instinct and rooted tendency in human character, which, if it do not find its natural outlet in colonial settlements and naval enterprise, will invent the occupation it cannot find, in disturbing the peace and interrupting the order of our domestic social fabric. If we do not make war upon the forest we will make war upon mankind; if we do not subdue the wilderness, we will conquer one another. It is in vain that we call upon the governing power to employ our people at home, and to reclaim our own waste lands rather than send our necessitous abroad. Few colonists leave their country without the mixed motive of necessity and inclination. The love of the romance of adventure is strong in many of the rudest and apparently least imaginative minds. There is an instinct of vagabondism, so to speak, in many otherwise well-regulated intellects, which must find its vent in wandering over the face of the earth. The drudgery, the want of elbow room, the absence of property in the soil one tills, rob a holding on the moor of Scotland, or the bogs of Ireland, of everything which can satisfy the activity and energy of the men whose tendencies present the best materials for colonization. And whatever may be the interest of the government or of the settled community in this regard, it partakes somewhat of mere sentimental cant to pity the hard necessity which drives the poor from misery at home, to colonial independence, and deprives the peasantry of the privilege of starving in their native parish, that they may leaven the primeval curse with its promise of daily bread, in the abundance of a foreign location.

Let this sentiment be examined by the manly common sense of the country, not whined over by its Pecksniffs, and made the hobby horse of

antiquated prejudice, and sentimental humbug. Every soldier, every sailor, including members of the highest and richest classes of society, is liable to expatriation at any time the duties of the service render it necessary he should go on a foreign station or on a lengthened cruise. The whole civil officers of our colonies, embracing Hudson's Bay and Sierra Leone, Calcutta and Jamaica, sustain a virtual banishment from home, and the perils of the most rigorous climates, added, in many cases, to imminent danger from the barbarity of savage aborigines. The merchant who sends his sons abroad to establish foreign houses, and open up new channels of commerce, is driven to that necessity by the absence of any proper opening for them at home. The squire who exports his brothers to the East Indies, provided with a cadetship, or a writership, the lord who places his relatives at the head of a colony of tenants, to fell the woods of Canada or pasture the plains of Australia, are consulting the real interests, not only of the mother country, but of the objects of their care. It is not the rulers who misgovern us, or the legislators who mismanage our affairs, upon whom are made to fall the consequences of their folly or corruption. It is the industry and labour of the country which, at the bottom, have to sustain the whole burden of maintaining all the other orders of society. It is the working classes who produce every thing by which all others profit, or are sustained in their position. The operatives and the peasantry are the real honey bees to whom the hive owes all its stores; they ultimately make the wealth by which the £10,000,000 of our poor-rates are found, they sustain the burden of finding food and lodging for the 81,000 Irish vagrants who even now cast themselves on the eleemosynary compassion of the metropolis. Upon their wages fall the depreciation produced by the competition of a redundant population. Out of their ten fingers, sweat and muscle, must be ground the local and imperial taxes, wasted in the prosecution of crime, caused by want or ignorance, or the abandonment of children by their parents. So long as a man can maintain himself and those for whose support he has made himself responsible, no one has a right to dictate to him either his mode of occupation or his locality of life. But when, either by misfortune, or his own fault, he has to call upon his fellow labourers to support him as well as themselves, then he gives a title to society to say to him as well as to the soldier, the sailor, the sprig of quality, or the farmer, "You are not wanted here, go thou there where thou *art* wanted."

This is not a dispensation of rose water and pink satin. Here is no Lubberland, wherein geese ready roasted, fly into our mouths, quacking, "Come eat me!" It is a hard, working-day, unideal world, full of forge culm, and factory smoke. The millions of our towns and cities have to go into-unwilling exile from honeysuckle, swallow-twitching eaves and meadow scented air. The chief ruler among us is the hardest worker of us all; nor can one easily conceive of a life more approximating to a cross betwixt that of a gin-horse and the town-crier, than a Lord High Chancellor or a barrister in full practice. Paley could not afford to keep a conscience, and mankind cannot indulge in the luxury of mere sentimental patriotism. Nostalgia is a most expensive disease; home sickness a most thrifless virtue; and the most elevated sentiment sinks into sentimentality when it is indulged at other people's cost. And when

attachment to father-land becomes mere "sorning" upon useful industry at the sacrifice of that manly independence without which the expatriation of the citizen would be the gain of the community, it ceases to command respect or merit sympathy. It is a very small portion of the population of any country which can consult their taste, or study the fancy of their mere inclinations, either in the choice of an occupation, or the selection of their local habitation. Least of all should those dictate to the toil worn but independent sons of labour the condition on which they shall sustain the burden of their subsistence.

There are tens of thousands of the children of this country, who, either abandoned by or bereft of their parents, or worse still, taught to lie and steal, are let loose upon our streets, to find a living in begging or petty larceny. They have no home but the jail, the union, the penitentiary or the ragged school. Why should not society, in mercy to them and in justice to itself, gather all these together and help them, under careful superintendence, to colonize some of our healthy foreign possessions? Besides the enormous masses of Irish vagrants and British mendicants, who infest every town and county in the kingdom, there are vast numbers of habitual paupers, maintained in all our unions, whose very condition is a virtual assertion, on their parts, that there are no means of finding for them regular and legitimate employment. If society offers to these men a good climate, a fertile soil, high wages, cheap living, a demand for labour, and good land for the tilling, what justice, sense or reason is there in permitting these objects of the public bounty to reject the means of independence, and to compel the people to continue to bear the charges of being their perpetual almoners?

There are thirty one millions of us swarming in these islands, 265 to the square mile. We reproduce to the effect of a balance of births over deaths of 465,000 souls per annum; requiring, to preserve even the existing proportion betwixt territory and population, a yearly accession of soil to our area of 1754 square miles, of the average fertility of the kingdom, or an enlargement of our boundary equal, annually, to the space of two or three of our larger counties. In the single year ending 5th January, 1848, we were compelled to import no less than the enormous quantity of 12,360,008 quarters of corn, to supply the deficiency of our domestic production, which amounted to quite an average crop, and for this additional supply we had to pay ..... £24,720,016

Live Animals 216,456 .....	432,912
Meat 592,335 cwts. ....	1,480,837
Butter 314,066 cwts. ....	1,256,264
Cheese 355,243 cwts. ....	888,192
Eggs 77,550,429. . . . .	1,292,507

Being an enormous aggregate of £30,070,668 spent to meet our domestic deficiency of supply of the barest necessities of life. As our population, at its present point, will increase five millions in the next ten years, and proceed in a geometrical progression thereafter, it has become demonstrable that the plan of carrying the people to the raw material which is to be manufactured into food, is a wiser and more practicable proposition than that of bringing the food to the people

in its manufactured state. By emigration they cease to be an element in the overcrowding of our numbers; they go from where they are least, to where they are most wanted; they are no longer each others' competitors in the labour market; but speedily become mutual customers, and reciprocate the consumption of each others' produce. So long as it shall continue an essential feature of our constitutional policy to foster, by artificial enactments, an hereditary territorial aristocracy, the laws of primogeniture and entail will rapidly diminish the proportion of our population dependent on the possession or cultivation of the soil for their subsistence. Within the last fifty years the yeomanry and peasantry of the country have alarmingly decreased, not relatively merely to other classes, but absolutely (see Returns, pop. 1841, and Porter's Progress of the Nation,) and the great mass of our people are maintained on two or three branches of manufacturing and mining industry which, when they droop and languish, throw the whole kingdom into a state of turbulent discontent, and the most perilous distress. To maintain the producers of food in something like a fair proportion to the other classes of the community, it therefore becomes essential that the surplus population, in place of being forced into trading or manufacturing pursuits, should be drafted off into our colonies: and it is demonstrable that a large expenditure for the purposes of emigration, disbursed at the outset, will supersede the necessity of any future efforts, except such as voluntary enterprise can effectually supply. If half the annual ten millions of poor's rates levied in these kingdoms, were expended for four consecutive years, in transmitting to our foreign possessions those who are unable to maintain themselves and their families at home, colonization would, for ever after, be a self-supporting measure. Every man that locates himself in our colonies becomes the pioneer of his relatives and neighbours. He encourages them to follow by bearing his testimony to his own improved condition, by giving them information on which they can depend, in reference to climate and condition; by offering them a home in his own cabin, till they can find one for themselves, and by sending them his surplus gains, to enable them to defray the expenses of the voyage. (Through Baring, Brothers alone upwards of half a million has been remitted for this purpose in twelve months, and a nearly equal amount through other houses.) Emigration emphatically grows by what it feeds on. 506,000 colonists who have last and this season taken with them probably £2,000,000 sterling, will earn four times that amount before a year has ended, and will remit quite as much as they have taken away in less than eighteen months. The expenditure of £10,000,000 in feeding the Irish people last year, ceases of its effect with the mere lapse of time, leaves the recipients of the imperial bounty more dependent, and therefore more destitute than ever, and establishes a precedent for a renewal of government profusion, whenever the return of the potatoe rot, or a failing harvest, brings with it a renovation of the necessity for support. Paupers are not got rid of, but, on the contrary, are perpetuated by being relieved. The only effectual means of reducing pauperism is by colonizing paupers, sending them to new and fertile wilds, where food is redundant and labour scarce, from an old and settled country, where food is scarce and labour redundant. There let them increase and mul-

tiply, to make the wilderness and solitary places glad, and the desert to rejoice and blossom like the rose. When the whole parish of Cholesbury was occupied by two farmers, the peasantry having no interest in the soil, 119 were paupers out of 139; the farmers became bankrupt, the parson got no tithe. The Labourer's Friend Society divided the land among those very paupers in parcels of five to ten acres per family, and in four years the number of paupers was reduced to five decrepid and old women, and all the rest were in a high state of prosperity, affording even to pay a rate in aid to the neighbouring parish. As "faith without works is dead, being alone," so is land without labour, and labour without land. Bring these two together, and the earth is conquered, and the world served. Here we produce plenty for the back and little for the belly. There the stomach is filled, while

"Back and side go bare, head and feet go cold."

Nothing is wanted to complete the circle of mutual accommodation, but that dispersion of population, and diffusion of occupation which it is the object of emigration to effect.

Let us not then, whine over the mere unmanly and irrational sentimentalities of home and country. Reason and conscience are paramount to the tenderest associations of the heart. Independence is better than home "for behold the kingdom of heaven is within you?" He best serves his country who serves mankind. The natural history of society shows human migration to be an instinct, and therefore a necessity. It is indeed by earthly agents that providence works its inflexible purposes; but when, by some supernatural soliciting, we go forth to subdue the earth and make it fruitful, it is less in subjection to a hard necessity than in obedience to a law of nature, that hordes and tribes and races leave exhausted soils, or inhospitable regions, and wander westward to the region of the setting sun, or forsake the hyperborean tempest, for the climate of the milder south. Of all animals man alone has been framed with a constitution capable, universally, of having his *habitat* in any latitude; and when he leaves scarcity behind him, and goes forth to adorn, with useful fruitfulness, the idle waste and inhospitable wild, he but fulfils the great object of his destiny. As then his Creator made him his heir of all the earth, let him enter with thankfulness upon the length and breadth of his goodly inheritance.

## MOTIVES FOR EMIGRATING.

That strange world madness called war has with so few intervals of peace or truce, raged over the earth, that some philosophers have concluded the natural state of mankind to be that of mutual devouring. The train of reasoning by which a declaration of hostilities is arrived at is so ludicrously inconsequential, that the misery of its results is the only consideration which saves the tragedy from being farcical. That because two kings, or a couple of diplomatists should differ in opinion, two hundred thousand men, one half in red and the other half in green or blue, should assemble with iron tubes to feed powder and carrion crows, with

each others carcases, seems to partake to so great an extent of Partridge's favourite element of logic called a *non sequitur*, that one cannot help suspecting that battles arise rather from the universal spirit of pugnacity, than from any solicitude to find out a more rational apology for them. Invasions, plagues, the small-pox, famines, are still considered as so many substitutes for Malthus's prudential check to population. The progress in civilization, the improvements in science, which have so greatly diminished these sources of mortality, are regarded by the cynical as a thwarting of the tendencies of nature. They point to our thirty-three years of peace and its effects in intensifying the pressure of population on the means of subsistence, and the miseries of encreasing competition and poverty, as a proof that over civilization defeats its own end, and that social and scientific progression contains within itself the seeds of its own destruction. They darkly hint at War, Pestilence, and Famine, as scourges to the human race, which are as yet essential to the fulfilment of the designs of providence, and silently point to warriors and destroyers as virtually regenerators of mankind. And truly when a prime minister, rubbing his drowsy eyes, calls to mind, as he awakes each morning, that 1,277 more subjects of the sovereign that day require bread, than when he laid his head on his pillow the night before, it is not wonderful that he should fall into antiquated habits of philosophising upon the best and speediest means of getting rid of them. Nor can they themselves be less interested in the practical result of this enquiry. All Europe has been shaken to its very foundation by neglect of any endeavour to furnish a rational solution of the question. The very existence of civil society is perilled. Class is rising against class—crime is spreading with unerring consequentiality upon the heels of misery; we repose at the mouth of a volcano; like snakes in an Egyptian pitcher each struggles to rear his head above the rest for sheer air and breath; and a crowning selfishness seizes on us all, in the struggle to preserve ourselves from sinking in the crowd of competition for bare life, and from being trampled to death in the contest for existence.

It is true we have still standing room in these islands, although how long that will be possible, with an increment of five millions in every ten years, and not a square inch increase of soil in a century, it is not very difficult, by the help of Cocker, to predicate. But that is not life—scarcely even vegetation—but a mere sickly and sluggish hesitative negation of dying. The Spitalfields weaver, the pale artizan, the squalid labourer, the consumptive sempstress, classes that count millions in the census, what optimist of us all can venture to say that that is God Almighty's dispensation of the life of immortal creatures gifted with discourse of reason? Or the starved clerk, with the hungry children and the pinched wife, nailed to the desk of the dingy office from year's end to year's end—or the poor wretch that breaks highway mettle by the measure, losing a meal by pausing a single hour,—or the spindle shanked peasant, paid in truck with tail wheat, and the very marrow drudged out of his rheumatic bones, until toil is ended by a premature old age in the workhouse—these are ceasing to be mere exceptions, and gradually becoming a rule of our population. The tradesman, the merchant, the professional man, what one of all of these who reads these pages, can tell

any but one history, that of continual anxiety to sustain himself in his existing position—of a total inability to save anything for his children or the decline of life, of a war to maintain his place against the encroachment of his neighbour, a mote troubling his mind's eye with the spectre of possible misfortune and contingent destitution. It was intended that we should toil to live, but never that we should live simply to toil; yet mere work! work! work! is literally the exclusive element of our existence. Rousseau's preference of the savage to the civilized state was not entirely utopian. If the pride of our civilization would let us, a modest hesitancy might well whisper the question, whether the Cossack, the Kalmuck, the New Zealander, the Otaheitian, the Hottentot, or the North American Indian, is in very many substantial respects in a state of less dignified humanity, or of less ample enjoyment of the rights and privileges of sentient existence, than not a few of the mere drudges and scavengers of our toiling population.

“God made the country, man made the town,”

—and such a town! Wherein a man ceases to be a man, and is drilled and drummed into a machine of the very lowest mechanical function, spending a whole life in making a needle's eye, or exhausting an existence in putting the head upon a pin! Look at that begrimed beer syphon a Blackwall coal heaver, or his archetype the dustman, handling his “paint brush,” in doing a bit of “fancy work round a corner”—or the handloom weaver throwing his weary shuttle for eighteen hours a day, to charm the daily loaf into his crumbless cupboard—or think of the pinched drudge “in populous city pent,” who sees the sun only through the skylight of the dingy office, and hears nothing of the fields but the blackbird in his wicker cage on the peg, and scents the morning air only of the fluent gutter, whose world boundary is the parish march, whose soul is in his ledger, and whose mind is a mere mill for figure grinding—the slave of a dyspeptic huckster, and thirty shillings a week, whose, and whose children's fate hangs upon the price of greengrocery and open ports—or call to mind the lodging-house maid of all work, or the cit's nursery governess, or the trudging peasant, who is, indeed, in the country, but not of it, who cannot leave the high road for the open field without a trespass, or kill a hare without transportation, or eat the grain he sowed and reaped without a felony, or pluck fruit from a tree, or a flower from a shrub, without a petty larceny—or last of all picture the Irish cateran in a mud pigsty, without bad potatoes enough for a meal a day, dying of starvation while exporting the very food he raised, and after that turned out of his only shed, and his children's sole shelter, into the nearest bog, there to find some ditch that will shield their naked skeletons of carcase from the wintry wind—think of these pictures, and compare with them that of nature's freeholders, that work only for themselves, and only when they have a mind, who are monarchs of all they survey, who fell the nearest tree when they want a fire, and shoot the fattest deer or spear the largest salmon when hunger bids them, to whom every soil is free, every fruit, seed and herb, belong for the gathering—every forest yields a house without rent or taxes, who never heard of a workhouse, and never saw a game certificate, and cannot conceive of a gaol or a gibbet—com-

pare these archetypes of sophisticated civilization, and the rudest barbarism, and which of us can, without hesitancy, determine that social better than savage man enjoys the privilege of sentient existence, develops humanity, fulfils the earthly purpose of his mission into this present evil world ?

To talk of the love of country to the man whose sole outlook into it is through the cracked and papered pane of the only window in his Liverpool cellar, whose youngest and oldest conception of England is that which the coal seam in which he has spent his life presents ; the only inspiration of whose patriotism is the dust cart he fills ; the union in which he is separated from his wife, or the twopence-halfpenny she earns for stitching shirts for the slopsellers, is to display more valour than discretion. The cry of some that there is no need of emigrating, that there is abundance of food and employment at home which would be accessible to all but for oppressive taxation, unwise restrictions in commerce, and a defective currency, does it not partake a *leetle* of fudge, and not too much of candour ? Is not the objector thinking of his own pet panacea, when he should be remembering that "while the grass grows the steed starves ?" A sound currency and cheap government are goodly things, but then the Greek Kalends are a long way off, and, meanwhile, the people perish. Why, the very insects teach us a wise lesson ; it is not food and capital alone they desiderate ; the bee must have *room* to work ; latitude and longitude without unseemly jostling. What is swarming but emigration upon a system ; an acted resolution, that whereas there is not space and verge enough for all of us here, therefore let some of us go elsewhere. There is no conceivable state of social circumstances which can make general independence, ease, and comfort compatible with a dense population crowded together in two small islands, and sustaining the incursion of a daily increment of 1,277 new competitors for work, food, and clothing. If to that evil be added, the circumstance that only one person in every 108 can boast of the possession of even a rood of the soil of the country, that scarcely one-fourth of the population has any industrial connexion with its cultivation, that the great mass, both of the numbers and the intelligence and enterprise of the nation exist in a state of the most artificial mutual dependance ; that their prosperity is contingent on the most sophisticated relations of circumstances, and that their very existence in a state of civil society hangs upon the most complicated and the least natural arrangements of human occupation, industry, and subsistence, little reflection can be necessary to induce the conviction, not only that emigration is essential to the relief of the majority who remain at home, but to the safety and happiness of those who are wise enough to see the prudence of shifting their quarters. When a revolution in France destroys the means of living of millions in England, when the very existence of many hangs upon the solution of the question of the currency ; when the fixing of the rate of discount seals the fate of thousands, and a panic in Capel Court or Lombard Street, may empty the cupboards and annihilate the substance of half a kingdom, he is a wise man who looks out over the world for a freehold on God's earth which he may have, and hold, and make fruitful, and plant his foot upon, and call his own, in the assurance that, let the world wag as it may, he

least is inexpugnably provided for. What after all is at the root of social existence and the basis of human industry and thought? The craving maw that daily cries "Give!" the empty stomach with its tidal fever, punctual as the clock, which must be filled else "chaos is come again." But this, the preliminary condition of society, the fundamental postulate of life itself, is almost overlooked among us, and nothing is perhaps less seriously regarded than the appalling fact that twenty-one millions out of twenty-eight of our population, have literally no more interest in or concern with the soil, on whose productions they depend for bare being, than if they were denizens of the arctic circle. Sweep away the leather and prunella of civilization, credit, a government, institutions, exchange and barter, manufactures, and what would become of the people in this artificial cosmogony? Neither iron, copper, coal, nor gold; neither cotton, bills of exchange, silk nor leather, neither law, medicine, nor theology, can do much to save them from a short shrift and a speedy end. No, plant a man on his own land, though it were a solitude; shelter him in his own house, though it should be a log hut; clothe him in self-produced integuments, though they were the skin of the bear he killed, of the deer he hunted, or the sheep he tends; and what contingency can give him anxiety, or what prospect bend him down with care?

"Poor and content, is rich, and rich enough.  
But riches feeless are as poor as winter  
To him who ever fears he shall be poor."

Revolutions of empires, reverses of fortune, the contingencies of commerce, are for ever threatening the richest with poverty, the greatest with insignificance, the most comfortable with every physical destitution. At this very hour how many thousands are there who, by revolution in France, or monetary crisis in England, after being racked with anxieties, have been prostrated in the most helpless destitution! In densely populated countries where the great body of the people live the dependants on mere artificial contingencies, and destitute of any direct relation with the soil, half the mortality is traceable to a purely mental cause, the fear of falling out of the ranks of one's neighbours, of losing place, customers, or money, the dread of poverty, or the terror of starvation. But in America it is rightly said that there are, properly speaking, *no poor*; no man dependant for life or happiness on any other man; none without a freehold, or the immediate access to one, which would amply supply him and his with all that is truly essential to the due enjoyment of the glorious privilege of sentient existence on that beautiful earth which every day in sky and sea, in sunrise, meridian, and sunset, in cloud, and moon, and star, acts before us a succession of scenes to which all that wealth, power, or genius can add, is less than nothing and vanity. What are the hardships of the backwoods to the corroding cares of the crowded city, or what the toils of the body to the anxieties of the mind?

To the man whose very constitution has become cockneyfied, who has long taken leave of nature, whose soul has become moulded in the artificial and conventional; to whom Warren's blacking has become a necessary of life; who cannot exist without hail of the newsman, or out of

sight of the town clock; whose tranquillity is dependent on the possession of the orthodox number of pots and kettles, and who scarcely conceives how water can be accessible except it is "laid on" by the new river company, it may appear an unconquerable difficulty, and the most calamitous vicissitude to be placed at once in immediate contact with nature and the earth, to be called on to use his bodily faculties in the discharge of the functions for which they were originally designed, to make war on the elements, and to provide for his wants. But to him who yet has left about him human instincts and manly intrepidity, his thews and sinews, his ten fingers, his hardy limbs will soon find their right use. To stand in the midst of one's own acres, to lean on one's own door-post, to plough or sow or reap one's own fields; to tend one's own cattle; to fell one's own trees, or gather one's own fruits, after a man has led an old world life, where not one thing in or about him he could call his own; where he was dependent on others for every thing; where the tax gatherer was his perpetual visitant, and his customer his eternal tyrant; where he could neither move hand nor foot without help that must be paid for, and where, from hour to hour, he could never tell whether he should sink or survive, if there be in him the soul of manhood and the spirit of self assertion and liberty, it cannot be but that to such a one the destiny of an emigrant must, on the whole, be a blessing.

As hounds and horses may be "overbroke," and wild beasts have been even overtamed, so man may be over civilized. Each player in the Russian horn band blows only a single note, and that merely when it comes to his turn. Division of labour, however cut and dried a principle it may be in political economy, cuts a very poor figure in the science of mental development. We are so surrounded with appliances and "lendings," that none of us is able to do any thing for himself. We have one man to make our shoes, another cobbler to mend them, and a third to black them. Railways and steam boats, gas lights, county constables, and macadamised roads have extracted the adventurous even out of travel. Almost without a man's personal intervention he is shoved in at a door, and in three hours is let out at another, 200 miles off. Our claws are pared; we are no longer men, but each some peg, cog, piston or valve in a machine. The development of our individual humanity is altogether arrested by the progress of the social principle: we get one man to clothe, another to feed, another to shelter us. We can neither dig, nor weave, nor build, nor sow, nor reap for ourselves. We neither hunt, nor shoot, nor grow what supports us. That variety of mental exertion, and of intellectual and physical occupation which creates a constant liveliness of interest, and cheerful healthiness of mind, is sorely neglected amongst us, and nervous diseases, mental depression and the most fearful prostration of all our over stretched or under worked faculties, is the consequence. We abdicate our human functions in promotion of the theory of gregarious convention. We lose the use of our prehensiles, and forget the offices of our limbs. We do not travel, but are conveyed. We do not support ourselves, but are fed. Our very manhood is no longer self-protective. We hire police to defend us, and soldiers to fight for us. Every thing is done for, scarcely anything by us. That universality of faculty which is the very attribute of man is lost in the economy of exaggerated

civilization. Each of us can do only one thing, and are as helpless and mutually dependent for the rest, as infancy itself. We spend our lives in introspection; turning our eyes inward, like Hindoo devotees, we "look only on our own navel;" the mind becomes diseased from monotony of thought, and we vegetate rather than live through life's endless variety of scene, incident and occupation. It is not royalty alone in Jerusalem palace that sighs, "Oh! that I had wings like a dove! for then would I fly away and be at rest . . . then would I wander far off, and remain in the wilderness." There the necessities of present life, the every day calls upon our industry and action, the constantly shifting scene of labour and activity, the rural cares which become comforts, bid us to live out of ourselves in the world of external realities. There our friends are not our rivals, nor our neighbours our competitors. The sight of "the human face divine," sickens us not with a sea of the squalid visages of multitudinous population, but brightens our own countenance with welcome to a brother. The mind has no time to canker within itself: we have to grapple with the palpable realities of the physical elements, and the earth that is around us, not to wrestle with the diseased anxieties of the brooding mind; the nervous energy which in populous city life, festers in the brain, and eats into the heart, is exhausted in the healthful activity of muscular exertion; the steers have to be yoked, the cows low for milking, the new fallen lambs bleat their accession to our store; the maple yields its sugar, the sheep its fleece, the deer their skin for our winter integument; the fruit hangs for our gathering. There is no exciseman to forbid our brewing our own October, or making our own soap and candles. With the day's work, the day's cares are over: the soul broods not, but sleeps. Tired nature bids us take no thought for tomorrow, for we have the promise that seed time and harvest shall never fail, our house and land are our own, and we have fuel for the felling. Children become a blessing and helpers to us. Nature is within and above and around us. "Behold the lilies how they grow, they toil not, neither do they spin, yet Solomon in all his glory was not arrayed like one of these." If then the splendours of a royal court are as nothing to those natural glories which God, in the fields, by the rivers, and on the mountain side, has made accessible to the meanest and poorest of us, and which we may drink in at every sense, what is there in the crowded city, or the populous centre of wealth and civilization that we should really prefer to the enamelled prairie, the echoing forest, the contemplative waterfall, or the fertile valley.

"There is a pleasure in the pathless woods,  
There is a rapture on the lonely shore,  
There is society where none intrudes,  
By the deep sea, and music in its roar."

Let him to whom a daily paper is an indispensable requisite, and whose evening's happiness depends on the cooking of his dinner, who has within him no mental resources, no self help, to whom the simplicity of nature is nothing, and who is made up of conventionalities, who "must have every thing done for him," and "cannot be put out of his way," let such an one, whether rich or poor, stick to the sound of Bow bell, and keep within the bills of mortality. Futile idleness, and worth-

less ineffectuality may prevail upon folly to mistake its pretentious bustle for useful service; but it could not so impose upon the settlers in the backwoods, or the prairie farmers. Riches can do but little for the luxurious in colonial settlements, where every man is master of his own freehold, and will not own the service of any one. The tutor or governor that would rather bear

"The spurns

That patient merit of the unworthy takes,"

than plough his own land, or milk her own cows, let them, too, stay at home and wait upon providence. The man who has no internal resources, and no moral intrepidity, who has no external activity, and no spiritual energy, to whom work and physical labour of any kind are a real hardship, whose whole feelings, habits and sympathies are trained in the sophistications of high civilization, and who so

"Heeds the storm that howls along the sky,"

that he cannot encounter it, even to be made

"Lord of the lion heart and eagle eye,"

such an one needs no advice from us to deter him from emigration. No doubt the life of a settler has its drawbacks. We cannot carry the conveniences of Cheapside, nor the roads of Middlesex with us into the backwoods. To the member of the middle classes there will be found the absence of the same obedience and servility in servants and labourers to which he has been accustomed. His frame house will not be so fine as the brick one he has left behind him. He has not at his elbow, the shops, the social helps with which he was surrounded. He must often serve himself where he was formerly ministered to by a hundred alert appliances, he must oftener do as he can, than do as he would, and he must not be ashamed to work with his own hands. His wife must lay her account with often being deserted by her servants, and of being compelled always to make companions of them. The doctor, the apothecary, the blacksmith, the saddler, the carpenter, will not be so nearly within hail as in England. Furniture will not be so good, nor ordinary appliances and wants so easily supplied.

But if a man prefers toil to care; if he would rather have fatigue of body than anxiety of mind; if he would train himself in that cheerful self denying intrepidity which

"The clear spirit doth raise,

To scorn delights, and live laborious days,"

if he would rather lie harder than he may sleep sounder, than slumber fitfully in troubled dreams, under the Damocles' sword of "thought for to-morrow;" if he would prefer his children's happiness to his own present convenience, or

"A lodge in some vast wilderness,

Some boundless continuity of shade,"

to life in the noise, strife, struggle and danger of multitudinous civilized sophistication, then there can be little hesitation as to his choice.

To the thoughtful parent of the middle classes, whose social position can only be maintained by keeping up appearances, and who must either

submit to be the slave of convention, or to see his family condemned to the proscription of their class, it is in vain to preach

" Certes, men should be what they seem,  
Or those that be not, would they might seem none."

In England to seem is to be. An exterior is an essential element of business expenses. A man must spend an income, if he would earn a subsistence. Even life insurance cannot meet his case, because before he can die, he may lose the means of paying the annual premium. Where every advertisement for a secretary, a manager, a book keeper, a buyer, a traveller, is answered by two thousand applicants; where hundreds are standing by, gaping for dead men's shoes, or envying the snug births of the living, and offering to supply their places for half the money; where the slightest slip, or the most innocent misfortune, like a tumble in a crowd, crushes the sufferer out of his place, or tramples him out of existence; frugality and thrift, which curtail the imposture of appearances, become absolutely short sighted improvidence. The citizen must for ever bethink himself of Mrs. Grundy. As he can leave his children nothing which, divided amongst them, will enable each to sustain the position he is compelled to hold, he must spend his substance in the lottery of matrimonial speculation for his daughters, or in surrounding himself with connexions who may be useful in pushing his sons into life. When he dies, his girls have the fate of the poor buffeted governess before them, and his boys sink into the precarious existence of eleemosynary employment. In Australia the former would become invaluable treasures, and if they chose, already brides before they had reached the harbour. And even where the material and merely outward prospect is fairer, what are not the thousand moral temptations and spiritual hazards to which a family of sons is exposed in the gay vice, the unthinking extravagance, the reckless dissipation of European cities! How many prosperous parents have their whole happiness poisoned by the misconduct or spendthrift thoughtlessness of pleasure hunting boys, whose hearts, perhaps, in the right place, and whose principles sound and true at bottom, have their heads and fancy turned and captivated by the follies of the hour, and the "pleasant sins" of metropolitan gaiety. In the bush, on the prairie, at the colonial farm, if the attraction be less, the safety is the greater. The hot blood of youth sobers down in the gallop over the plain, or falls to its healthy temperature as he fells the forest king, or

"Walks in glory and in joy, behind his plough upon the mountain side."

Where all women are revered, and respect themselves, the gay bachelor can fix his regards only where he is ready to repose his prospect of happiness for life; and where vice presents no artificial gilding, and debt and dissipation are equally despised, there is small temptation to improvident extravagance, no inducement to leave the beaten path of useful industry, and the vigorous restraint of public opinion and vigilant social propriety, to enforce respectability of conduct, and ensure the observance of a healthy moral discipline. Emigration saves many a pang to the anxious mother's heart, and renders the duties of a parent easy and pleasant to many a thoughtful husband; nor, while the bubbling hell-broth of European convulsions still turns up its poisoned scum, and

momentous social questions allow mankind no rest until they are solved, although as yet no Sphinx can be found with inspiration enough to solve them, will parents fail to reflect on the tranquillity of the transatlantic solitude, or the hopeful security of young society in Australian Arcadia.

No man can deliberately reflect on the fact that our population has doubled since the commencement of the nineteenth century; that every trade and occupation is so overdone that there are thousands of applicants for every vacant situation; that the social fabric of all Europe has been shaken to its very centre; that internal discontent festers in every community, that monetary panics and commercial crises recur at increasingly proximate intervals, and that the condition and prospects of the great body of the people are becoming yearly a less soluble problem, without having the doubt suggested as to whether mere prudence and security are not consulted by removing oneself from European vicissitudes, and taking up the impregnable position of a freeholder in a new country and a fertile wilderness. The science of accumulation comes to some perfection among us—but the philosophy of distribution seems every day to become more retrogressive and confused. The few get richer, the many get poorer, and all are dependent even for their existing position upon such contingent circumstances and precarious conditions, that a grave thought crosses the mind of the possibilty of England having reached its climacteric. A scanty population on a fertile soil and abundance of land, can stand a great deal of mislegislation and bad government; but when the population becomes dense, and the territory proportionately scanty, so that subsistence no longer depends on natural production, but is contingent upon artificial relations, every increase of population makes the management and support of such numbers more difficult, and any economical blunder in the shape of an imperfect distribution of wealth more fatal. A people who are all planted on their own land in a fertile country, and themselves the producers of what they consume, are independent of the contraction of issues by the bank, of unfavourable exchanges, of panics, and of reverses in trade. To people who have no rent, and only nominal taxes to pay, even the want of customers becomes little better than an imaginary hardship. To the man who grows and weaves the wool for his own coat, who fells his own fuel, builds his own house, kills his own mutton, bakes his own bread, makes his own soap, sugar, and candles, it is obvious that a dishonoured bill, or the refusal of credit at the bank, is scarcely to be regarded as a matter of substantial consequence. But the man who has to buy all these things, and who has rent to pay for his house and lands, is, without money or credit, the most destitute and helpless wretch of whom it is possible to conceive.—Place many such in this predicament, and there will be disorder and sedition; make it the case of a nation, and sooner or later it must produce a revolution. In our own time we have seen the whole of Europe scourged by the incarnate mischief of a great military dictator; more recently we have witnessed not only thrones, principalities, and powers, but whole classes of society, ruined and undone. We have seen such kingly vicissitudes as to persuade us that life was a romance, and stern realities stranger than the most improbable fiction, until the appalled heart and the sickened soul have sighed for the solitude and rude safety of the backwoods, or the security and certainties of the

lonely prairie, where food and raiment, however rough and simple were sure, and---

"Where rumour of oppression and deceit,  
Of unsuccessful and successful war  
Might never reach us more!"

Even where anxieties are imaginary, still they *are* anxieties. The competition of the competent among each other, the struggling jealousy, ambition, and rivalry of those, who in other regions would be friends, all the more for being neighbours, the difficulties of setting up and getting off sons and daughters---the perpetual round of unnatural drudgery in the counting house with its risks, or the lawyer's chambers with their galley slave work, or the thousand offices which minister to the needs of society---do not they suggest the question, whether, under the most favourable circumstances such avocations can stand a comparison with the healthy and athletic activities of agriculture, the freedom and leisure of the settler, with his plough, his spade, his rifle, his horse, his salmon spear, and canoe. Is not life in the crowded city lost in the struggle to live,---does not the faculty of enjoyment pass from us before we have leisure for its fruition, has not existence rolled past before we have begun to study how it may be made happy--have we not put off retirement, until it has ceased to please? We greatly mistake if these considerations have not sunk deep into the public mind. The powers of steam, and the improvement in navigation are yearly, or rather monthly tempting better classes of men to quit what some think a sinking ship, and to venture their fortunes in the land of promise. America is within twelve days of us, the Cape within forty, Australia within sixty-two, passage money has become very moderate, and the previous emigration has facilitated every thing necessary for the reception and settlement of after comers. As families get settled they can offer a home to which others may at once repair on arrival, and while their own experience gives them the authority of the most unexceptionable witnesses, they acquire money and remit it home to aid the emigration of their relatives. As colonies become more populous, they offer new inducements to colonise, and the tide is likely to set in and know no retiring ebb. At last colonies become mighty kingdoms, and either sustain the greatness of the parent country, or become its rival. But in either case retain its language, habits, sympathies and wants, and become its most valuable customers.

#### GENERAL ADVANTAGES OF EMIGRATION.

Every new country where land is cheap, the soil fertile, and the climate agreeable, offers to the poor man this obvious advantage. The cheapness of the land makes every man desire to possess it, and to cultivate his own acres rather than to be the servant of another. If he can fell trees he can always be his own master, and find his own, and that a profitable employment. Hence the supply of hired labour is far below the demand, and wages, even for the most indifferent service, are considerable. The labourer, who in this country has the utmost difficulty to procure employment even at the lowest rate of wages, is sure of an en-

agement in a new country at a remunerative price. The vast production of food renders subsistence at the same time easy. We observe that Indian corn is sometimes sold in America at 6s. 8d. per quarter, whole hams for 6d. each, meat in retail at from a halfpenny to twopence per pound, whisky at 1s. per gallon, and other articles of prime consumption in proportion. A comfortable log hut may be purchased for £20, and a frame house of six rooms for £90. Taxes are nominal---water is at the door---fuel is to be had for the felling---he can brew his own beer, distil his own spirits, dip his own candles, boil his own soap, make his own sugar, and raise his own tobacco. These are incalculable advantages to the poor man. But their benefits are not confined to him.

For all practical purposes four shillings will go as far under such a state of prices in America as twenty shillings in England. Substantially then the emigrant finds £250 of as much value in Illinois or the Cape as £1,000 would be in England, and if his family be large and his expenditure upon the bare necessities of life bear a considerable proportion to his whole outlay, the difference in the value of money will be even greater. Although the usury laws are in force in most of these new countries, it is understood that the purchase of land may in general be so managed as to yield from nine to twelve per cent. with perfect security for that return. The state stock of Pennsylvania yields upwards of 7½ per cent. on the present price; and money has been borrowed on undoubted security, at as high a rate as from 20 to 25 per cent.

From these data it is evident that besides the benefit of the exchange in favor of British money which would add nearly £150 to every £1,000 carried out to America, or most of our colonies, £1,000 may be fairly expected to yield in any of these settlements from £90 to £100 per annum, while that income will command about as much as £200 yearly in this country. To the small capitalist therefore, without the desire or design to become a farmer, or to enter into business of any kind, emigration offers the advantage of an easy independence.\* The facility with which by such a step he can provide for the prospects of a family is not the least of the benefits which colonization is calculated to confer. It is true that he cannot surround himself with the luxuries of life there, so cheaply as in an old settled country. The same amount of money will not give him abundant and good society in the prairies or backwoods,

\* "Money may be lent on good mortgage security in this state [Ohio], at 8 per cent. payable half yearly. I thought it probable that the high rate of interest, and the facility of obtaining small portions of land transferable at a mere trifle of expense would hereafter induce a class of persons to emigrate, whose aim would be not to work hard for a living, but to live easily on a small capital already acquired. We have hundreds of tradesmen in our towns who cannot continue in business without the fear of losing all and who have not accumulated sufficient money to retire upon. A man of such a class in England cannot live upon the interest of £1,000; but here for £200, he could purchase and stock a little farm of twenty-five acres, which would enable him to keep a horse and cow, sheep, pigs, and poultry, and supply his family with every article of food, while his £200 at interest would give him an income of £64 a year. He could even have his own sugar from his own maple trees, to sweeten his cup and preserve the peaches from his own fruit trees, and almost all he would need to buy, besides clothes, would be tea, which may be had of good quality at from 1s. 9d. to 2s. per lb. Still further west he could have ten per cent. interest for his money."—Tour in the United States, by ARCHIBALD PRENTICE, 1848

nor good roads, nor bridges, nor walled gardens, nor well built brick or stone houses, nor medical advice at hand. Above all, no amount of money will there supply him with good, respectful, and obedient servants. A new country is the paradise of the poor---but it is the pandemonium of the rich, and especially purgatory to the female branches of all who are well to do. Those artificial and conventional advantages, those conveniences whose value is only known when they are lost, those endless fitnesses and accommodations which are gradually supplied in an old country as their need is perceived, the emigrant travels away from, and will strongly feel the want of. The mere cockney will be thoroughly miserable in the new mode of existence which every emigrant must enter upon. The nightman, the shoeblack, the newsman, the omnibus, the two-penny post, he will see little of. The water will not be laid on, nor the drain connected with the soil pipe. Wooden houses have chinks---logs are not so convenient as coal---rooms are small, and not very snug---the doors and sashes do not fit---the hinges and floors creak---household secondary luxuries are dear---and the whole family must be very much their own servants. Nobody will cringe and bow to them, and just bring to their door the very thing they want, *when* they want it. But then the real needs and requisites of life will be indefeasibly theirs. If their house and its contents be inferior, they are as good as their neighbours, a consideration which takes the sting out of many disappointments. They fear no rent day, nor poor-rate or assessed tax collector---neither game nor fish are preserved, nor licenses needed---around them on their own freehold are ample means of subsistence, and a little money supplies all the rest. They need have no care for the morrow except the consciousness that each day their clearing is more improved and of greater value. They have leisure, independence, peace, security. If they can serve themselves, help each other, find pleasure in the useful activities of self help and country life, and possess internal resources of mind and occupation, then all such in emigrating change for the better. If their society is bad, they can do without it, if an occasional quail of home sickness and the claims of fatherland come over them let them think of the toils, fears, and anxieties they leave behind them, and be grateful for the change.

To persons in the middle ranks of life, emigration is social emancipation. Convention is their tyrant; they are the slaves of mere appearances; they are never able to escape from the necessity for an answer to the question, "What will Mrs. Grundy say?" They must implicitly conform to the world around them, even to the number of rooms in their house, the servants they keep, the hats and gowns they wear. They cannot be seen in their own kitchen, to make their own markets, to carry their own luggage. Their clothes must be superfine, and the seams invisible. They must not condescend to work, however willing and able. A glimpse of their wife at the wash-tub would be ruin to the family. Is it nothing to wise and worthy people to escape from all this thralldom? The idleness, listlessness, total vacuity which produce in our daughters and sisters so much disease of body and of mind, can find no place in the settler's life. The weak spine, the facility of fatigue, the sick headache, the falling appetite, the languor, the restless dissatisfaction which result

from romance reading and the polka, are speedily put to flight by the exercise of cow-milking, butter-churning, baking, cheese-pressing, and stocking-darning. To the man whose world has been his desk or his counter, who can go nowhere without an omnibus, and do nothing for himself, what a new world must be opened by his rifle and the woods, or his rod and the waterfall! What new life and vigour may he not draw by breaking his colt or yoking his oxen, or scampering over the prairies, or sleighing from house to house in the way of good neighbourhood when the bright snow has made a universal road! Think of the liberty of wearing hob-nails and frieze cloth; of living, down to one's own income in place of living up to one's neighbours; of walking abroad in primitive defiance of a hiatus in the elbow or armpits of his coat; of the luxury of serving one's self; of making war upon appearances by a second day's beard or a third day's shirt, or a running short of shoe blacking. Loneliness! monotony! not an hour, not a minute without its occupation, compelling the mind to *objectivity*, and saving it from *subjectivity*, that brooding on itself, which finally eats into the heart and gnaws life away. Shelves have to be put up and hinges screwed, and panes to be put in; a table has to be attempted, perhaps shoes have to be cobbled. The young colt has to be broke; the larder is empty, more game is wanted; the rifle must be got ready, or the rod for a dish of fish; the sugar has to be made from the maple, or honey to be got by watching the bees in the wood; the cider, the beer, grape wine have to be brewed, or the whisky or brandy to be distilled, or the soap or candles to be made; or, in fine, the whole offices of the farmer have to be performed; the plough, the wagon, the seed time, the harvest, the cattle, the sheep, the horses, the fences, the fuel, the cleared land and the wood land, all cry out upon the sluggard, and promise to crown industry with its just reward. Every work done is a hoarded comfort; every new operation is prospective wealth; every difficulty conquered is ease accomplished, and a care chased away. You look around and whisper, I vanquished this wilderness and made the chaos pregnant with order and civilization, "alone I did it!" The bread eats sweetly, the fruit relishes, the herb nourishes, the meat invigorates, the more that myself have subdued it to my uses. I feel myself a man with a reasonable soul and a contriving intellect; I am no longer a small screw in a complicated machine; my whole powers are put forth, and every faculty put to its providential use. To-morrow I am richer than to-day in all that is worth living for; until the fixed and firmset earth shall perish, and the "clouds shall return no more after rain," no human vicissitude can deprive me of that, which, to have, is to possess all that a wise man should covet.\*

\* **LIFE IN THE WILDERNESS.**—Although liable to an accusation of barbarism, I must confess that the very happiest moments of my life have been spent in the wilderness of the Far West; and I never recall, but with pleasure, the remembrance of my solitary camp in the Bayou Salade, with no friend near me more faithful than my rifle, and no companions more sociable than my good horse and mules, or the attendant cayute which nightly serenaded us. With a plentiful supply of dry pine logs on the fire, and its cheerful blaze streaming far up into the sky, illuminating the valley far and near, and exhibiting the animals, with well-filled bellies, sta-

In such a state of being independence may be literally absolute. The savage has retired to his remote fastnesses; the wild beasts and noxious animals have followed him. In many parts of America the old custom still prevails among many respectable, well educated, almost refined families, of producing every thing which they use and consume. In the winter the woollen and linen yarn is spun and woven into cloth; the garments are homely, but comfortable and decent; the furniture if inelegant suits all useful purposes; the sheep yields her fleece, the deer and cattle their skin and leather; the fowls their feathers; the materials of light, heat, cleanliness, even of sober luxury, are all around them within their own freehold; sugar, fruit, wine, spirits, ripe October, may be commanded on the spot; they may enjoy the moderate indulgences of civilization by the work of their own hands without the possession of even the smallest coin.

And if they are not competent to the production of all this, or do not desire the labour, they may acquire a freehold just large enough for the supply of their own wants, while a small yearly surplus of money will furnish them easily with all the additional comforts they can reasonably desire. Every addition to their family is an accession to their wealth; no man is a rival or competitor, but only a companion of the other; and all neighbours are, in the most material sense, friends. The poor man is always welcome, because he is never a pauper, but a helper, a sharer of the countenance of his fellow man. There is wealth to the community in his thews and sinews; a mine in his productive energy and cunning skill. If he would still serve, his wages are high, and abundant food found for him; if he too would be a freeholder, the wages of a day's work buy an acre of fat soil. Nor let it be forgotten that with the inheritance of the Illinois prairie, the Canadian clearing, or the Australian plain, the settler is also the heir of European civilization. With the science of agriculture, the habits of industry, and the development of intelligence, he may command if he desires it, his parish church, his district school, the cheapest and best literature. He marries the advantages of both hemispheres, and leaves behind him the cares of sophistication.

What room is there for hesitancy? "*Dulcis reminiscitur Argos.*" He cannot forget his country; his wife and daughters

"Cannot but remember such things were  
That were most dear to them."

### The thought of change

contentedly at rest over their picket fire, I would sit cross-legged, enjoying the genial warmth, and pipe in mouth, watch the blue smoke as it curled upwards, building castles in its vapoury wreaths, and, in the fantastic shapes it assumed, peopling the solitude with figures of those far away. Scarcely, however, did I ever wish to change such hours of freedom for all the luxuries of civilized life: and, unnatural and extraordinary as it may appear, yet such is the fascination of the life of the mountain hunter, that I believe not one instance could be adduced of even the most polished and civilized of men, who had once tasted the sweets of its attendant liberty, and freedom from every worldly care, not regretting the moment when he exchanged it for the monotonous life of the settlements, nor sighing and sighing again once more to partake of its pleasures and allurements.—RUTON.

——— "Makes cowards of us all,  
And thus the native hue of resolution  
Is sicklied o'er with the pale cast of thought,  
And makes us rather bear those ills we have  
Than fly to others that we know not of."

Women that never did any thing for themselves, and rotted mind and body in ease, if not in comfort, grumble at being compelled to do that which will give health to both; mistresses accustomed to void their temper upon submissive drudges, find themselves forced to respect humanity if they would have its cheerful service. Masters before whom man, made abject by dependence, had reverently to cringe, are disciplined to the bitter lesson of doing homage to the nature which God had made only a little lower than the angels, and for the first time are taught the infinite significance of a human soul. We are made to do that for ourselves which others did for us, and to deny ourselves much that was never truly worth the having. In nature's school we are set the tasks necessary for the mind's sanity and the body's health, and we grumble like the urchin that we are made to know that which will one day make a man of us. Which is the really richer, he who has most appliances or the fewest wants? Riches take to themselves wings and flee away; moth and rust corrupt; thieves break through and steal. We have seen within the year merchant princes beggared by the hundred; royalty teaching a school; kings running from their kingdoms without so much as a change of linen; the whole wealthy classes of a great nation reduced to beggary; but he who can say *omnia mea mecum porto*, whose whole resources are within himself, who never acquired a taste for that of which others could deprive him; who has learnt *quantum vectigal sit in parimonia*, who never wants what he may not have, what are the world's vicissitudes to him? Some emperors are wise enough to discipline themselves to denial. The autocrat of Russia lies on a truckle-bed, lives frugally, labours industriously, sleeps little. Peter the Great worked in Deptford Dock-yard; are they not wise in their generation? What is there in a Brussel's carpet, down pillows, damask curtains, French cookery, stuffed chairs, silver forks, silks, or superfine cloth, that we should break our hearts for the want of them, and suffer the very happiness of our lives to depend upon the milliner, the jeweller, the tailor, or the upholsterer? Out of doors, man's proper atmosphere, does the turf spread a finer carpet, the flowers yield a sweeter perfume, the lark sing a more melodious song, the sun rise with greater lustre, or the heavens fret their roofs with more golden fire for the peer than for the peasant? Will the salmon come better to his hook, or the deer fall faster to his rifle? How little more can money buy that is really worth the having, than that which the poorest settler can command without it? He has bread, and meat, a warm coat, a blazing hearth, humming home-brewed, the "*domus et placeat uxor*," children that

"Climb his knees the envied kiss to share;"

a friendly neighbour, and if he would have society, Plato, Shakespeare, the dear old Vicar of Wakefield. Burns, Fielding, Scott, or Dickens, will join the fire-side with small importunity. "The big ha' bible" and the orisons of the peasant patriarch, will they whisper less soul comfort."

impart less instruction than the bishop's blessing or the rector's sermon? Or will He, who long ago taught us that neither on Mount Gherizim nor yet at Jerusalem should he be alone found, be less effectually worshipped in the log cabin, or "under the canopy,"

"I' the city of kites and crows,"

than in the long drawn aisle and fretted vault of the consecrated cathedral? The conditions of true happiness, depend upon it, have been made common and accessible to all. Cry not, Lo here! lo there! for, "behold the kingdom of heaven is within you!" It is not on the rich

"The freshness of the heart shall fall like dew."

Luxuries, money, and money's worth, are man's invention, not nature's work;

"Tis not in them, but in thy power  
To double even the sweetness of a flower."

If you are well, leave well alone. If the world prospers with you in England, and you see the way to moderate independence; if care is not tearing your heart out, and thought for to-morrow poisoning the happiness of to-day, we need not unfold to you the incidents of emigration. But if you have troops of marriageable daughters, and sons whom you know not how to settle, and a struggle to keep the wolf from the door, why should you, like the frightened hare, be overtaken by misery in your form, when by running from the hounds you may find shelter in the backwoods, or safety on the prairie? "Friend, look you to't."

## COLONIZATION.

What emigration is to the private individual colonization is to the state. It means wholesale migration on a settled plan. It is undoubtedly a system which has many advantages denied to individual removal. To lift up half a parish, with its ploughmen, blacksmiths, carpenters, cobblers, tailors, a parson and a schoolmaster, next door neighbours and relatives, transport them from Wilts or Bucks, and set them all down together on the prairie of Illinois, or the fat plains of New Plymouth, is to surround them with every home comfort and necessary appliance, with the addition of a better climate, and farms in fee simple. They do not go among strangers; they do not leave society; they do not lose the advantages of divided labour. They cheer each other with mutual sympathies; they scarcely leave their country, when they take with them those who made their country dear. The capitalist may have his old servants and tradesmen inured to each others habits and modes of thought. They may locate their cottages in the order of their former contiguity. The doctor, who knows their constitutions, may be in the midst of them; and the pastor, who knows their hearts, speak the old words of comfort. It was thus the Highland clans went to Canada; that the lowland Scotch now go to Otago, and the men of Kent to New Canterbury. Engagements are thus secured to the poor before they go out; a house and food and the exact spot where they are to settle, are fixed

beforehand. The capitalist is assured of his old labourers; friends are kept together; the vessel and the voyage are arranged in the best manner for the safety and comfort of all. Our last letter from Auckland says, "We have every reasonable comfort we can desire but society and old friends." Colonization supplies this want, and obviates many greater hardships. All is prepared beforehand on a well considered plan, by persons who know the country and its requirements. The necessaries of life and those appliances, the want of which, form the first difficulty of settlers, are anticipated. The helpless are assisted and advised; the desponding cheered. Civilization is transferred to the wilderness, and even frame houses are carried out in the ship. The first division arrived and located, the second can venture with confidence, where they will be received with welcome, and England itself is made to re-appear in the wilds of New Zealand. As this system becomes better understood, it is more generally followed. Numerous families of the middle and higher classes agree to emigrate together; single capitalists freight a large ship, and take out a whole colony on their own venture. Associations in populous districts advertise for companions and canvas for fellow-voyagers; agreements are made with ship owners, on an advantageous plan; each contributes his fund of information and advice to the common stock, resulting in greater comfort and economy. Younger sons of squires, cadets of noble families go out at the head of their tenant's and cottier's sons and families. It is indeed a somewhat ominous circumstance that the Peels, the Carlises, the Stanleys send their scions to the new world, or the fifth section of the globe, as if they did not know how soon it might be necessary to look out for new quarters and a quieter life than amidst Irish rebellions, chartist risings and European revolutions.

But the great purpose of state colonization must be to relieve the mother country of its most obvious redundances in the shape of population. Lord Ashley has had a conference with a large deputation of the thieves of London: they desire to change their mode of life, to which so many have been driven by social neglect or "necessity of present life, to which their poverty and not their will consents." They earnestly desire removal to where they are not known, to work out reformation and independence by industry and the right direction of a perverted ingenuity. In 1847 the number of persons committed for serious offences in the united kingdom was 64,847! All of broken fortunes, what more good can they do to society or to themselves at home? In the same year the total number of paupers relieved, was 2,200,739, at a cost of £6,310,599. If to these be added the middle class of persons of broken fortunes, we have a mass of population who, manifestly, in the existing arrangements of society, are so much surplusage among us, a burden to themselves and to the nation. When we add that these numbers nearly equal the entire nation of the Netherlands, or Denmark, or Switzerland or the Roman States, or Tuscany, or Scotland, and that the annual cost of prosecutions, of jails, penitentiaries, hulks, workhouses, hospitals, added to the poor rates, is upwards of £5 per head on paupers and criminals, a sum that would carry the whole of them to Quebec or New Orleans, provisions included, the half to the Cape, or one fourth to Australia, we need scarcely ask whether a case is not made out for gigantic self supporting

colonization. Add to these means the proceeds of the sale of lands to capitalists attracted to the colonies by this prodigious supply of labour, and the sums expended by them in wages, and it is clear that the practicability of the measure is demonstrable.

Hitherto, from the absence of any well digested system of colonization, both the labour and capital of emigrants have been in a great measure lost to us. Out of 258,270 emigrants in 1847, 142,154 went to the United States. Left to the freedom of their own will, and unassisted by any previous preparation in the colonies for their comfortable reception and absorption, they naturally took refuge in the popular and prosperous American Republic. What is wanted to be devised, is this :--Let a large tract of good land, in a favorable district, be properly surveyed and divided, its roads laid out, good water frontage being an essential desideratum. Let substantial frame houses be erected in proper situations on each section of 640 acres, and comfortable log cabins be put up in easy contiguity, furnished with barely necessary household utensils, labouring tools, and rations until harvest, for the family. Let labourers and capitalists, masters and men, make their contracts here, and go out in the same ship together. Let the employers retain such a portion of the wages agreed upon as will repay, in eighteen months, to the government the cost of the various items supplied to the labourers, and let this fund be applied to the surveying and dividing and housing and hutting other tracts in the same manner. At first this must be executed on a most extensive scale, and as emigration grows by what it feeds on, we have no doubt that, largely and liberally carried forward at the outset, the result will be such that government assistance will soon be rendered unnecessary. A railway from the interior to the best shipping port, would be constructed at a cost less than that of the mere labour spent upon it. The land would be had for nothing ; the property on the line could well afford to defray a share of an expense which would so much enhance its value ; timber could be had for the cost of felling, and the rails might quite practicably be made of logs, while in regions where the winter is long and the frost steady, the closing of the lakes would not obstruct traffic, which could then be carried on by rail. In many parts of the United States the cost of a single tramway does not exceed £1,200 per mile. In our North American colonies the work could be executed quite as cheaply. In Denmark and Norway the troops of the line are located on regimental farms, under their officers, and made by their labour on them to pay all their expenses, in place of destroying their own habits and the morals of their neighbourhood in idleness. We need not be at the cost of a single regiment in our colonies, if we would but, on a systematic plan, send our army and navy pensioners there, and locate them in proper cantonments. Here their pensions cannot maintain them, there all the necessities of life could be obtained by them without cost, and their pensions would enable them to live in the highest comfort.

Our Navy entails a heavy burden upon us. Mr. Cobden's exposure of the way in which our fleet is disposed, proves that our sailors are not trained as they ought to be, by being sent to sea to keep their sea legs, and to be exercised in navigation. To what use could they be half so well applied, even for maintaining the efficiency of the service, as in carrying

detachments of emigrants to our colonies. Our steam ships could reach Halifax from Liverpool, in nine days, or the Cape in forty, and at the latter place they could be met by steamers from New Zealand and Australia, for emigrants to these localities, coal of excellent quality having been found in abundance in many districts of those settlements.

The Wakefield system of Colonization is, it is hoped, now universally exploded. The plan of compelling labourers to continue in the capacity of mere servants to capitalists by so enhancing the price of land as to render its possession inaccessible to the poor, is clearly unjust and demonstrably impracticable. It is calculated to frustrate the very end it aims at, by discouraging the emigration of labour. Capitalists after having paid forty shillings an acre for land become insolvent, their property is thrown upon the market, and sold for two shillings or three shillings per acre, while the solvent purchaser finds that his settlement is depreciated to the same extent by the glut of land thus forced upon the market. The annual revenue derived from the sale of Crown lands in Australia, when sold at 5s. an acre, was £115,825. When the price was raised to twenty shillings it sunk to £8,000, emigration fell off in the same proportion, and universal depression was the result. Peasant proprietors are the life and marrow of every state, and all other objects should be postponed to the one great end, of making labourers freeholders. The great stream of emigration from this country has been to Canada and the United States, where the upset price of land varies from 5s. to 8s. per acre.

### EMIGRATION FIELDS.

A very small number of the host of publications which profess to treat of emigration are really written with the single view of enabling intending emigrants to form a sound judgment on the subject of the choice of a destination. The authors are biased in favour of the particular region over which they themselves have travelled. Others have an interest in, or have relatives in the colony described. Some have political prejudices which warp their comparison of the merits of a settlement in a foreign state, in the American republic, or in British Colonies. Not a few take it for granted that no British subject would migrate to the possessions of a foreign power. Land jobbers everywhere insinuate their lies into the public mind, against every locality but that in which they have sections to sell, and too many settlers who find they have made a foolish choice, seek to mitigate the calamity of their position by trying to bring others into the same scrape. A writer is well paid for writing up Texas, and the press is bribed to spread the delusion. Merchants write home to their London correspondents to "get up an agitation" in favour of their colony, and straightway deputations are delegated, and public meetings called all over the country. The New Zealand Company sets its powerful machinery to work. The Canada Land Company gets its Union Workhouse settlers to write home their unsophisticated letters to their parents, which are instantly published by the County paper, the "Cape and its Colonists" have a whole republic of authors scribbling away on their behalf, while the

land sharks of the United States stir up the bile of the Chartist and other simpletons in favour of the model republic and no taxation. As the most recent and glaring specimen of this sort of constructive deception we may instance the article Emigration in the British Almanac for 1849. In answer to the question "whither should emigrants go," it blinks the United States, it slurs over Canada with a kick at its rigorous climate, it *does not even mention the Cape of Good Hope*, and devotes nearly the whole of its space to South Australia. It shall be our object to maintain the strictest impartiality in giving a candid and practical account of the various regions which offer inducements for emigration; and to afford an intelligible and well digested view of the various features of each district.

The climate of our West and East Indian possessions is so inimical to the European constitution that we need say nothing more of these localities than to condemn them. Ceylon, Singapore, Sarawak, Labuan offer great inducements to the store merchant, but not to agricultural settlers. British Guiana adds to a good climate the advantages of a beautiful country and a fertile soil, but is not yet in a condition for the proper settlement of emigrants. The same may be said of the islands in the South Sea, of the regions on the shores of the Pacific, and the other possessions in North and South America not in the tenure of the Anglo-Saxon race. Van Couver's Island, that splendid acquisition of the Hudson's Bay Company, combines every advantage of soil, climate, and production, and will at some future day become one of the most valuable appendages of the Crown; but its remoteness, its unsettled state, the uncertainty of its position, the scantiness and uncivilised character of its European inhabitants, combined with the precariousness of its existing elements of trade and production, render removal thither at present unadvisable. To California and other recently acquired annexations of Mexican territory by the United States the same objections apply. Black Feet, Cummauches, trappers, and herdsmen are not comfortable neighbours, and are uncertain customers. Oregon, the Falkland Islands, and Astoria may be dismissed with similar brevity; and it has only to be remembered that the Auckland Islands are considerably nearer the South Pole than the southernmost point of New Zealand, in order to dispose of the question of the ineligibility of those islands as a field of emigration for any except such as are fonder of whales and cold weather than of fruits, flowers, and a genial sun.

The only fields of Emigration which can at *present* be offered for the choice of a settlement, are, 1. Canada and our other North American colonies in the Atlantic; 2. The United States; 3. The Cape of Good Hope, and Natal; 4. New Zealand; 5. New South Wales; 6. Van Dieman's Land; 7. South Australia; 8. Australia Felix; 9. Western Australia; 10. North Australia.

Before proceeding to describe these regions in detail, it is however necessary that we should, having discussed the general reasons which should determine the question of the propriety of emigrating at all, now consider the various particulars which should fix the choice of a locality, and review those suggestions of detail which are applicable to the subject under all circumstances. Where you are to go is the first problem to be solved. How you are to go is the second.

## CLIMATE.

Every other advantage of a settlement is secondary to that of climate. Without health, there cannot merely be enjoyment, but even subsistence. To a man who expatriates his wife and family, the responsibility he undertakes in this regard is serious, and any material error in his choice, fatal to his happiness. To save the life of some members of his family he may be compelled to leave his location, perhaps to return to the mother country and make shipwreck of his fortunes. He himself may be stricken down, and his helpless children left desolate in a strange land. His wife may pine away while subjected to the process of acclimation. The mortality among settlers is proverbially great. Tens of thousands of the poorest have left competency and abundance, and returned to misery and starvation in England, to remove themselves from the influences of a bad climate, after perhaps having buried all their relatives. Every ship which returns from North America brings back travellers of this kind of all ranks. Stricken with disease in our own country we never blame the climate, but when the husband and father has taken his family to a strange land, every malady is attributed to the fatal step of leaving home, and home is their only specific for a cure.

Climate then ought to be the first consideration of all emigrants. Indeed it is inferiority of climate, which is the great preventive of emigration; millions have been deterred from joining their friends abroad by reports of disease and denunciations of the climate.

We have been at much pains to gather and compare the testimony given on this point; and the result of most anxious study and enquiry, we shall now proceed to lay before the reader:—

New Zealand appears to possess for the European constitution, the finest climate in the world. It has no extremes of temperature, and no sudden changes of weather. At all times, both night and day, mild and equable, it is subject neither to excessive droughts nor excessive rains—labour can be at all times pursued in the open air—two crops in the year are yielded, the leaves never wither but are pushed off by their successors, and no diseases seem indigenous. It must be excepted, however, that this description applies only to the northern island—the temperature at the southern extremity being sometimes rigorous; it has also to be observed that, although the prevailing winds are unobjectionable they are very high—that a degree of humidity exists sufficiently remarkable to characterize the region, which may be unfavourable to some constitutions, and that scrofula and consumption are, from whatever cause, common among the natives. Still as it is the most agreeable, so on the whole it is the most healthy climate, in the world—presenting scarcely any drawback, except the prevalence of earthquakes, at no time infrequent, and very recently alarming, and even partially destructive.

Next in order of eligibility is Tasmania or Van Dieman's Land. This island, in climate, possesses all the excellences and most of the characteristic features of that of Great Britain. The winter is milder and of shorter duration, and the summer is perfectly temperate, with less variability.

Australia Felix also possesses excellent climatic qualities, and although the heat is greater than in Tasmania, pleasant breezes, a sufficiency of water, a rich soil, and well sustained forests, render it very agreeable and highly salubrious.

The constitution is in South Australia subjected to a much greater extremity of heat than in the settlement above noticed, although somewhat mitigated by a pleasant sea breeze, which sets in regularly every day during the arid season. We are bound to add, however, that we have received unfavourable accounts of this district, and especially of Adelaide.

Of Western Australia very favourable accounts are given, from which we would be led to believe that the climate is more temperate than that of the Southern colony. Still arrow root, sugar cane, pines, bananas, the cotton tree, which all luxuriate here, indicate a temperature, almost tropical in its character, although satisfactory testimony is borne to its salubrity.

The statements relative to New South Wales are not so concurrent. It is said that in the course of a single day the temperature varies thirty degrees, and Mr. Martin states that siroccos frequently occur, which raise the thermometer to 120° Farh., and set vast forests and vegetation in a blaze of fire, killing birds, beasts and men. It has, notwithstanding, to be observed that Europeans enjoy excellent health in this colony: at some of the military stations not so much as a single man having died in seven years, and of 1,200 settlers, not more than five or six having been sick at one time.

Port Natal, it seems conceded on all hands, possesses a climate much resembling that of Australia Felix, enjoying abundance of most luxuriant vegetation, valuable forests of timber, and a sufficiency of water.

The climate of the Cape of Good Hope partakes much of the character of New South Wales, or of Southern or Western Australia. The heat is often intense and most oppressive; periodical droughts burn up and destroy vegetation; and ophthalmia, dysentery and influenza, the maladies of excessive aridity, occur periodically. But still, with regard to all these settlements, it is to be admitted that the concurrence of testimony in favour of their superior salubrity, is nearly unanimous. In them all the human constitution can sustain exposure to the weather at all times with greater impunity than in any others embraced by our enumeration. The average of health and life is higher; the diseases are fewer; the recoveries from maladies contracted in other countries are more numerous. These regions for persons having consumptive tendencies, must obviously be excellently adapted, and they are said to be very favourable to the recovery of dyspeptic patients.

The evidence with reference to the climate of the fields for emigration in North America, is much more conflicting. It may be assumed, however, as indisputable, that in no part are they so favorable to health and the enjoyment of life as the localities before enumerated. They are subject to sudden extremes of heat and cold, except in the regions of yellow fever, where the heat is as great, and the climate as dangerous as in Jamaica or Calcutta. As a general feature of the North American Continent it may be observed that it is remarkably dry without being arid. The sky is seldom overcast, except for a few hours; the atmosphere is

delightfully clear, and throughout the winter the sun shines out without a cloud, making the earth brilliant. Diseases produced by humidity, especially asthma, we should expect to find rare. The sudden changes in the Eastern States, produce, however, consumption, while fever and ague of an aggravated character, annoy and sometimes scourge the population. Nowhere, can any freedom be used with the constitution inured to habits of civilization, and there are few maladies incident to the old world, which do not also ravage these parts of the new. "The climate of America," observes Mr. Buckingham, "is much more pleasurable to the sight, and feelings than the climate of England. Whether it be as favorable to health and longevity may be doubted." The highlands of Virginia and the Southern Slopes of Kentucky, extending from the Potomac to Alabama, are highly praised for their beauty and their delightful climate. But in both the cold of winter is intense, and although they escape fever and ague, except near the Lakes, the intensity of the summer heat produces, every fifth or sixth year, a considerable mortality. The New England States are, as a general rule, not so healthy or agreeable as those which are farther west; but the pulmonic and inflammatory diseases produced in the former, probably do not create a greater amount of disease than the fevers and epidemics which occasionally scourge the latter.\*

We find an universal concurrence of opinion in attestation of the remarkable salubrity of our American colony of Prince Edward's Island, and we feel no hesitation in characterising it as the healthiest region in all the Anglo-Saxon portions of North America. Its small size, its complete environment by the sea, the absence of mountains or heights, and of fogs, of forests (those nurseries of snow and ice,) to any but a moderate extent, of the extremes of temperature which prevail in all the other regions of America, coupled with a fine soil, a moderate winter, and a temperate summer, make it so favourable to longevity, that invalids from other districts make it a common place of resort to recruit.

To a good sound constitution Lower Canada presents a climate which is healthy enough; but its winter is so long and so severe, that it is

\*"Our New York friend said 'Ah! you are now coming to our elastic atmosphere.'

[1st June, New York.] "One of the Newspapers says, 'The temperature is delightfully cool, the thermometer is only 75 deg. in the shade.' We should call that pretty hot in the old country, but I find it exceedingly pleasant, and shall not complain if it do not exceed ten deg. higher.

[3rd June.] "82 deg. in the shade. Mr. Brooks and I do not find the heat oppressive.

[7th June.] Baltimore. The weather, hitherto, has been delightful, the heat having been felt oppressive only in the middle of the day at Philadelphia, when the thermometer stood at 85 deg. in the shade. We are told that persons coming from England do not feel the first summer's heat so oppressive as the second. Our individual experience has been that of a temperature exceedingly favorable for a pleasure excursion. Mosquitoes have not yet introduced themselves.

[13th June, Cincinnati.] "We are beginning to speculate how we shall feel, when people acknowledge that it is hot. The evening air is balmy and delicious but we do not desire at noon day to go out hoeing potatoes.

[22nd June, Louisville, Kentucky.] "Hitherto we have not suffered from the heat, although it has stood higher than 90 deg., and the mornings and evenings have been of a delicious temperature.

[22nd July, Gloucester.] "Nothing could be more delightful than the weather. 93 deg. at Boston, only 82 deg. here, and the air so pure and so elastic that to breathe it was a positive at once felt luxury."—Prentice.

adapted to the robust alone. As the traveller moves towards the Upper Province he finds that the further he goes west the shorter is the winter, and the less rigorous the seasons. But it is said he, in the same degree, approaches nearer the region of epidemics, of fever, and of ague. As a general rule, with reference to this continent it may be observed, that as you remove from the lakes and the forest, you recede also from disease, and that the more barren any district is, the less unhealthy it proves to be. It may be right to add that from an extensive series of medical statistics it has been proved that the rigour of the Canadian winter is favourable to the constitution, and that our troops enjoy as good health as in our American provinces, at any station at which they are posted.

Cape Breton, Nova Scotia, and New Brunswick, are less rigorous than Lower Canada, but subject to the same extremes as Upper Canada, with the addition of more frequent fogs, a longer winter, and tremendous gales of wind. These districts appear to prolong the health of sound constitutions, but are not so favourable to general longevity as Prince Edward's Island. Newfoundland is the hyperborean *ultima thule* of these possessions, and totally unadapted for the purposes of emigration.

The climate of Texas has nearly an even balance of testimony for and against it. The high authority of our emigration commissioners warns emigrants of its insalubrity, and certainly its tropical productions do not argue a region favourable to the European constitution. Independantly of the doubtful character of the climate, the population is of a character too lawless and unsettled to render it an eligible choice for any class except such as at home are significantly reported to have "gone to Texas."

We have considered climate with its reference merely to health; but for the proper end of existence its effect upon comfort and happiness, although it ought to form the second, it should form by no means a *secondary* consideration. In both respects we must assign the preference to New Zealand, particularly to the northern island. The long spring, summer, and autumn, the short winter, a temperature which admits of two crops in the year, the absence of droughts, the presence of abundant and excellent water and running streams, and of a sun which warms but never scorches or oppresses, place it without a rival.

Tasmania possesses a warmer climate, but the depth of soil, and the sufficiency of moisture, exempt it from any serious inconvenience which the greater heat might otherwise engender. Australia Felix, Southern and Western Australia, New South Wales, and the Cape, partake of a character of greater torridity than New Zealand and Van Dieman's Land; but, nevertheless, they are all calculated for the pleasurable enjoyment of physical existence.

It seems to be generally agreed that, although the extremes to which most parts of the United States are liable, render that region less favourable to health than Great Britain; the weather is very much more pleasant there than it is with us. An exception however must be made in reference to those states which march with our lower Canadian frontier, where the summer heat is very great, and the winter's cold is intense, and of long continuance.

With reference to British North America, the decided preference is to

be given to Prince Edward's Island, from the greater equability of its temperature. Its freedom from fogs is an important negative excellence, but the whole of our possessions in America, except the western boundary of Upper Canada, are objectionable on account of the great length of the winter and the absence of spring. Much misrepresentation has indeed misled emigrants in reference to this field of settlement; some assert that winter prevails for seven months in the year; others reduce it to six weeks in the most western parts; it has however to be observed, that the want of definitions may account for much of the discrepancy. What is winter? in England no two persons agree in their estimate. We pass a whole year with scarcely a sign of it; at other times the Thames is frozen for weeks at London Bridge. We have examined journals of the weather in Canada, from which we would be led to the conclusion that frost begins in November and ends in February, with intervals of mild weather. The balance of evidence would lead to the conclusion that nowhere in Canada does winter outlast six months, and that in the Upper West province it scarcely exceeds three, being contracted, in the extreme west to six weeks.

The rigours of the Canadian weather are not without their offset; the winter is the healthiest, indeed a very healthy, season; the air is singularly dry, and catarrhal complaints are little known; the snow storms, although certain, are few; it seldom rains, and a brilliant clear sky, with a blazing sun, impart universal cheerfulness, and great out-of-doors enjoyment. From the general absence of wind, the frost, although thermometrically intense, does not pierce to the bone as the black frosts and eastwinds of England do. In short it looks colder than it feels. Still the winters are so long and so intense as to detract from the advantages of this field of emigration, in comparison to Australia, New Zealand, and the Cape.\*

#### TRANSIT.

In regard to transit, we must reverse the order of the advantages of the various fields of settlement.

Canada by steam is within ten days' sail of England; by ordinary packet within thirty days. New York is within eleven and forty days; the Cape within thirty and eighty-two days; Australia within sixty-two and 125 days, and New Zealand within seventy and 130 days. These are the distances which the productions of these places are from their market.

The passage by sea is a serious consideration with many; its perils in-

\* In Canada cattle have to be housed in winter, and great quantities of hibernal food provided and stored for them. In Australasia and South Africa stock can at all seasons find their own food, and the farmer is saved the cost of buildings and of labour in making provision for them; but the perpetual vegetation of which the seasons admit in these regions must, we apprehend, exhaust the soil; and, indeed, in England it is observed that too much luxuriance enfeebles and sometimes kills trees, shrubs, or plants, and renders the succeeding crop scanty. The rest which the soil derives from a long winter, gives it new strength, and the action of frost upon the earth and its productions is notoriously favourable to the promotion of its fertility.

deed do not always increase in the ratio of its length, because diverse voyages encounter various kinds of weather, and accidents seem to be less frequent on the Australian than on the American station, although the sea passage of the latter is only one-third of the length of the former. To some persons, especially females, sea-sickness is mortal when long protracted; to others a sea voyage is eminently disagreeable, especially where it involves the care on shipboard, of a young and large family. In June, July, and August, it is quite possible by steam to make the voyage to Halifax or New York without encountering even a ripple on the ocean. This cannot be promised in reference to long protracted voyages. The American liners are remarkably swift sailers, and distinguished by absence of accident, and the great infrequency of shipwreck. To those who emigrate with the ultimate intention of returning to their native country, it is obvious that greater proximity to Europe is an item of consideration in the fixing of their destination.

It would of course be ridiculous to exaggerate the advantage of mere shortness of voyage in reference to emigration; but to persons not overburdened with capital, it must be a consideration that the passage to America can be undertaken for about one-fourth of the expense of that to Australia, and for less than one-half of that to the Cape. Where a large family has to be taken out, this is a desideratum; but against this has to be balanced the longer inland journey, which has to be made by the American settler, and in the case of the labouring man, it has to be remembered, that if he have money enough barely to land him at the Cape, New Zealand, or Australia, he will be hired at high wages literally before he touches the shore—an advantage which he will not enjoy in America.

### ALLEGIANCE.—SOCIETY.

To a British subject it must in general be a matter, not entirely of indifference, in the choice of a location, that it should place him under our own laws, and government. Before he can become an American citizen, he must forswear his allegiance to England, and be prepared to fight against his own countrymen if necessary. Except in the higher American circles, there is, in the States bordering on Canada, a prejudice against the Britishers, as we are called, almost fanatical. We shall afterwards have occasion to expose this trait more at large. Here it is enough to say, that to persons of the middle classes, the manners and habits of the British Americans, the Cape, New Zealand, and Australian settlers, will be much more congenial than those of the model republic. The emigrants of a poorer grade, but whose object is to farm, will, in some localities in the Western States, have a struggle to make against the quirky and litigious spirit of the native Americans, who themselves boast that they would go to law with their father for a shilling.

In British America, in New Zealand, the Cape, and the various Australasian dependencies, the society is thoroughly English. But in the Cape and New Zealand, dangerous and powerful savages keep up a continual ground of anxiety to settlers, and in our penal settlements where

many discharged convicts have risen to social importance, and where the disproportion of the sexes is very great, the tone of society is low, and the number and unscrupulousness of sharpers in trade is very great. Nor ought it to be forgotten that in Australia and Van Dieman's Land "the blacks" have been troublesome, often very dangerous.

### CHOICE OF A SHIP.

To persons in the middle and higher ranks of life it is scarcely necessary to give a caution against runners, touters, and sharkish shipping agents. But the instances are so numerous, and so recent, in which poor men have been swindled out of all their money, without even procuring a passage in a ship, or in which the contract made by them with the shipper has been shamefully violated, that it may be useful here to observe that no excuse exists for the encouragement of the tricks of the vagabonds, who have so successfully preyed upon the simple.

The Government have appointed the following Emigration Agents to watch over the interests of all Emigrants:---

LONDON---Lieutenant Lean, 70, Lower Thames Street.

LIVERPOOL---Lieutenant Hodder.

PLYMOUTH---Lieutenant Carew.

GLASGOW and GREENOCK---Lieutenant Forrest.

DUBLIN---Lieutenant Henry.

CORK---Lieutenant Friend.

BELFAST---Lieutenant Stark.

LIMERICK---Mr. Lynch, R.N.

SLIGO, DONEGAL, BALLINA---Lieutenant Shuttleworth and Lieutenant Moriarty.

LONDONDERRY---Lieutenant Ramsay.

WATERFORD, and NEW ROSS---Commander Ellis.

These gentlemen are bound by Act of Parliament, without fee or reward, to procure and give information to every person who applies to them, as to the sailing of ships, and means of accommodation. They are *obliged* to see all agreements between ship owners, agents, or masters, and emigrants performed---that vessels are sea-worthy, sufficiently supplied with provisions, water, medicines, and that they sail punctually.

They attend at their office daily to afford, gratuitously, every assistance to protect emigrants against imposition, and to enforce redress.

We enjoin all intending emigrants of whatever class, whenever their resolution is formed, therefore, to go straight to the nearest government agent according to the above given enumeration, and state exactly what they want. Make no bargain with any shipper except through the agent, and act implicitly on his information and advice. He it is, also, who can give intelligence of every particular regarding each colony, and the method of procuring a free passage. Where persons have fixed upon a particular vessel, or have even chartered a ship, let them still apply for the intervention of the government agent to complete the negotiation. It has an excellent moral effect upon the ship agent. Let them also seek the government advice in reference to the taking of their money, sea

stock, clothing, implements, &c., &c., and get from the agent the address of the government agent resident at the port of debarkation, so that they may have every assistance and advice from him the moment they land.

The Cunard and also the Peninsular and Oriental Steam Navigation Company's Steamers may be perfectly relied on for accommodation and safety. So may the American liners, including both sailing and steam vessels. Ships chartered by the New Zealand Land Company may also be regarded as unexceptionable.

But it will be as well with reference to sailing vessels, to see that they have side lights, and are at least six feet and a half in height between decks.

Cuddies are so often carried away in a heavy sea, and, unless the scuppers and fore-part of the ship are very free, are so apt to ship more water than can get away, that although very comfortable, they may be dispensed with, as besides, they break up the range of the deck walk.

High bulwarks, if combined with perfect facilities for heavy seas getting away if shipped, add greatly to comfort, and the safety of persons while on deck. They form a shelter against cutting winds, and the spray of a rough sea. For steerage passengers an easy access to the cooking apparatus, and abundance of other *necessary accommodation* should be seen to. We differ from those who would appropriate a separate cooking galley to the steerage passengers. Cooking requires a fire, and on board ship no fire should be allowed except such as is immediately under the eye of the steward and cook of the ship. The fate of the Ocean Monarch ought to be a solemn warning against permitting passengers (steerage passengers especially), to have any lights, ignited pipes, or other combustible material at their independent command. The Emigrants from Berwick-in-Elmet give an interesting account of accidents on the voyage from permitting steerage passengers free access to the fire.

Safety, speed, and comfort are best consulted by the choice of a *large* vessel not too deeply laden, nor yet too lightly. The character of the captain and chief mate for successful voyages, and kindness to passengers, should be carefully tested. But at all times rather take a sulky captain who is a thorough seaman, and has a good ship, than the most gentlemanly officer who does not stand so high in these respects. We need not add that on the construction of the cabin, and sleeping berths, much of the comfort of the passenger will depend, and that the nearer the centre of the ship the latter are, the less violent will the motion be felt to be. Have a written agreement as to berth, diet, and all other stipulations, requisite ---let this be revised by the captain, and it will doubtless keep him to the contract during the voyage. See that it is a *fixed* regulation of the ship that no smoking is to be allowed, and that no candles or fires are on any account to be permitted except under the direct regulation and supervision of the officers of the ship. Persons of the working classes are very careless about the carrying about of ignited materials, and a drunken man may peril the lives of all.

Great care ought to be used to see that the ship has abundance of water, and a superabundance of provisions in proportion to the number of persons embarking. Potatoes are not to be relied on, as they may rot,

and we saw an American ship with German emigrants, whose stores of biscuits, meat, flour, meal, &c., &c., having been purchased from a ship contractor at Antwerp, proved on her putting into Ramsgate by stress of weather, to be entirely unfit for use. Had the 160 passengers put to sea before making this discovery, they would have been reduced to extremity. No person should trust himself in any ship which does not regularly ply on the line of her then destination. It is from want of thorough knowledge of the British Coast and channel, on the part of the captain, that most of the disastrous shipwrecks have occurred. The tedium and peril of the channel navigation are avoided by embarking at Southampton or Plymouth.

When emigrants "find themselves," the Custom House officers examine the quantity they take on board, and compel the passengers to ship enough to last comfortably during a long voyage. If they rely on the captain selling to them what they require, they should have the price fixed by a written agreement with him before embarking. When provisions are included in the passage money, have a fixed dietary, specifying quantity, rotation, and quality, written and signed by the captain.

An Act (5 & 6 Vic., c. 107), for the protection of passengers, and the proper regulation of ships, has been passed; two copies must be kept on board of every passenger ship, and exhibited on demand for inspection by any one. In case of grievance, let this be consulted, and the captain required to conform to its provisions.

Where emigrants lay in their *own* stores, they should as much as possible confine themselves to provisions which are easily cooked, and can be eaten cold. Kipperd or pickled salmon, salt or red herrings, and anchovies, potted meats and shrimps, ham, tongues, hung beef, portable soup, will be found best; a little flour to make an occasional pudding, with currants, raisins, and lard; tea, coffee, and sugar, of course, hard biscuit, butter and cheese, salt, pepper, mustard in bottles, vinegar, pickles. Much of the French bread will keep for a considerable time, and if steamed when required for use, will taste as if newly baked. Potatoes of the best quality will be useful to correct the effect of the salt provisions; peas, rice, suet, and salted pork, may be added; vegetables which will keep, as onions, carrots, turnips, beet root, also oatmeal and molasses will be useful medicinally, especially where there are children. The proper quantities for the voyage may be ascertained from the ship or emigration agent. As much new bread and fresh meat as will keep should be taken on board for consumption during the early part of the voyage; do not forget bottled porter, which is highly grateful at sea, especially to those liable to be sick.

A chest properly divided will be required for provisions in use at the moment, for condiments and groceries, and for cooking and eating utensils. Nothing of glass or crockery should be taken—wooden or pewter trenchers, and wooden or tin basins, cups, tumblers, and jugs, a tin teapot, kettle, and coffee pot, (with hooks to hang on to the ribs of the grate when necessary), knives, forks, spoons, a frying pan, and where there is a family, a tin slop pail, a mop, broom, and other *necessary utensils*. of tin, should be particularly seen to. Also a keg to hold three days allowance of water, and a tin jug to carry it from the tank.

The berths, especially for children, should have a board up the front, to prevent the sleeper from rolling out. Where an air mattress cannot be afforded, one of straw is best; have as many changes of sheets, &c., as you can afford; a bag for dirty clothes, and all clothes not to be used at sea, should be well aired, put up in chests, and all chests protected from the wet floor by two strips of deal nailed along their bottom. Old worn out clothes are good enough for contact with the tar, sea water, nails and other wear and tear of a ship. Stout warm clothing in sufficient quantity should be provided, as it is colder at sea than on shore. We cannot advise the emigrant to lay in a great surplus quantity in this country, in the idea of its being much cheaper here than abroad. It is now reasonably cheap everywhere, and in the region to which he goes, he will find the best selection of clothing of the kind most adapted to the habits of the people, and to the climate. Indeed he should encumber himself with as little luggage, and land with as much money as he can. For medicines, except a few aperient pills, he should apply to the captain or ship surgeon, and be very careful how they are administered.

As to his money, let him take the advice of the Government Emigration Agent as to its custody or conversion. Emigrants may steal from each other, or they may be swindled by sharpers when they land. On the American lakes and rivers the steamers and canal boats swarm with miscreants, who lie in wait either to steal the emigrant's money or to cheat him out of it. Let passengers take nothing but sovereigns, Bank of England notes, or safe Bills of Exchange; these should never be out of their sight until they are taken to the Colonial Agent at the port of debarkation, and his advice taken as to how they may be exchanged. By purchasing a "sett of exchange" that is three drafts for the same sum, giving one to the agent in England, another to the captain of the ship, and keeping the third himself, the passenger can, in the event of losing his own, receive payment on presenting either of the others. Take no American Bank notes in exchange for British money. The Canada Company, or New Brunswick Land Company will give bills on their transatlantic agents. The emigrant, will in all cases be entitled, in exchanging English money for the money of the country, to a greater nominal sum than he pays over. In Prince Edward's Island a sovereign is worth 30s. currency.

Besides sharpers on shore at both ends, beware of sharpers among your fellow passengers.

## THE VOYAGE, AND THE SEA.

Individuals who have once made a sea voyage, we observe rarely hesitate to make a second. This is the testimony which experience gives to the fact that a sea voyage is by no means so formidable an affair as is imagined. Besides the crew and officers, who spend whole lives, at all seasons, on the same passage to America or Australia (in steam ships to New York once every month), actors, actresses, singers, dancers, authors, take the trip across the Atlantic and back, again and again, without the slightest repugnance. Noblemen and squires go for mere pleasure, and

timid women make the voyage to New Zealand and back to Europe, without any scruple, two or three times. To good ships well found manned, and officered, it is amazing how seldom any serious accident happens, and still more remarkable how frequently life is saved in shipwreck. Many persons considered the President too weakly constructed from the first; and Mr. Joseph Sturge, who was on her very track in an American liner, and encountered the very same storm, sea, and passage at exactly the same time, arrived at New York without any accident. It is very seldom that the violence of a tempest overcomes a good ship, well laden, and properly navigated. Cases of foundering are of very rare occurrence to staunch ships. Shipwreck is almost always caused by nautical blunder, to which captains accustomed to the passage, and to the trim of their ship, are very little liable.

"During the earlier part of the voyage," observes Mr. Marshall "timid people suffer a good deal from fear; should the wind blow hard, and the sea run high, they will be likely to over-rate the danger; especially at night, when the crew is busy reducing sail; the trampling of the sailors over their heads; the loud voice of the commander and mates giving orders; and the careening of the vessel, very naturally create alarm. This will be increased by hearing other passengers express their fears.. Fear begets fear, and the steerage very often presents a scene of great confusion, without the least just cause for it. Passengers should always bear in mind this simple rule, "*Never be alarmed until the captain is.*"

"A ship is one of the safest modes of conveyance in the world. Let the passenger remember this, and it will relieve him in many a moment of anxiety. In proof of it, the insurance companies insure the liners and first class transient ships at about five per cent. per annum: less than one per cent. for each passage between Europe and America. At this rate they make good profits, which shows how small the risk is. The insurance companies understand the matter of course, for they make it a business.

"Look at the thickness of a ship's sides. People talk about there being but a frail plank between the sailor and a watery grave. This is all nonsense. Take a liner for instance. Her outer planks are of solid well seasoned white oak, at least four or five inches thick. These are spiked on to solid live oak ribs of great thickness, which are placed so near together, that they would almost keep out the water if the outer planks were torn off. Inside of all this is another close sheathing of solid, well seasoned oak plank, some four or five inches thick, spiked on to the ribs with heavy spikes. We measured the sides of the splendid line ship Liverpool a few days since, and found them to be eighteen inches in thickness of solid tough seasoned oak. It is so with almost all the liners, and some of the transient ships. It should be remembered too that this thickness of plank and timber is caulked together inside and outside, and secured with all sorts of bolts, clamps, knees, breast hooks, beams, and the like. It would puzzle a sailor to tell how to break up such a solid mass of wood, iron, and copper, as this.

"A few years since Government sold an old vessel to a private individual, who wished to break her up for the sake of the iron and copper fastenings. The difficulty of doing so was so great, that he had to pur-

of nature feel himself far from a home? A Canadian or a Yankee, speaking the language of Shakespere, and proud of the ancestry of Milton, an Anglo-Saxon like ourselves, when you break off him the first crust of custom and local habits, or break in yourself to look under these to his inner soul, do you really find anything so strange about him and his tendencies, that you can never feel he is your friend and neighbour, merely because he was not born in England? Clear all this nonsense out of your head, and be assured that it is nonsense. A foreigner is a man; approach him in the spirit of your common humanity, and doubt not but that everywhere you will find a home and a fellow-citizen.

### WORKS ON EMIGRATION.

We have already had occasion to expose the disingenuousness which characterizes most works on emigration. Vamped up by persons either hired or interested to cry up one locality in the general competition for settlers, the authors are not worthy of trust in reference either to the excellences of the colonies they praise, or the faults of those they depreciate. The patron of Canada describes it as a Valparaiso, while the hack of the New Zealand speculation pronounces our North American colonies as a lullaby off the arctic circle. Mr. Mathew, the appraiser of Auckland and Wellington, takes it for granted that, because Canada has a long and severe winter, he may venture to say that it will scarcely produce any thing; forgetting that the hyperborean regions of the Baltic are the granary of Europe, while New Zealand has never yet fed its own population. He prophesies that such an inhospitable region will soon be deserted, in the face of the fact, that the population in ninety years has increased twenty fold; that in twenty-three years it has received 736,308 emigrants, and that in 1847 nearly three times as many settlers arrived there as in any former year, and twenty-four times as many as found their way to all our other colonies put together, amounting to 109,680. Were we to characterize the statements of many of the writers who, under pretence of giving an impartial view of the general subject of emigration, set out from the beginning with the fixed design of crying upon one field of settlement at the expense of every other, and of truth into the bargain, we would apply a very short word to most of their misrepresentations. We shall content ourselves however with merely cautioning the inquirer against putting any reliance whatever upon a single statement of their own, and advise him simply to extract from their works such facts as are authenticated by competent testimony, and substantial internal evidence. Let us pass on at once to the proper object of this work, which, founded on a careful collation of all treatises published on the subject of the various emigration fields before enumerated, proposes to lay before the reader a comprehensive, practical, and trustworthy detail of the whole subject.

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## BRITISH AMERICA.

Of all British North America it may be observed that it has the advantage of greater proximity to, and easier access from Europe, than any other settlement. By the finest and safest steam vessels in the world Halifax may be reached by the Cunard mail packets in ten days from Liverpool—or the American steam ships between Southampton and New York, will convey passengers to the latter port, from whence they may reach Canada in eleven or twelve days from port to port. The fare by the Cunard line is £35, and by the American line £31 10s., including provisions and steward's fee. The second class fare is £20 by the American steamers. We are not aware that the Cunard line carries second class passengers. At certain ascertained seasons the finest weather may be calculated on so as to avoid sea sickness. In June and July this may be expected. The American liners from Liverpool and London to New York, Philadelphia, Boston, Halifax, Quebec, are of the very best and safest description. Their accommodations are of the first order, they are expressly built for speed and safety, and they have appointments quite unequalled for excellence. The cabin fare including provisions varies from £18 to £25; the distance is from 3,600 to 3,800 miles (to New Orleans, 4,300), and the average passage about thirty-five days or upwards, of 100 miles a day. By good transient ships we see it stated by the emigration commissioners the average passage to Quebec is forty-six days—to Prince Edward's Island forty days—Nova Scotia thirty-eight days. The fare by these vessels is, to Quebec, New Brunswick, or Halifax, from English ports, or the Clyde, cabin, including provisions, £12 to £20; intermediate, £8 to £10; steerage, £4 to £5; from Irish ports £10 to £12; £5 to £6; £4 to £5; and to the nearest United States ports, nearly the same.

The quickest passages are made in April and May, and these are the periods when it is most advantageous to a settler to commence his new mode of life. All necessary preliminary information will be found in the Colonization Circular, No. 9, published by Charles Knight, 90, Fleet Street, by authority, price 2d.

North America, as a place of settlement, has the obvious advantage of being easily, speedily, and cheaply reached, of being within easy distance of Europe, and of being nearer to the great market of all colonies than any other locality. The freights deduct less from the profits of goods, the returns are quicker, the risks of competition in the market with arrivals from other colonies are less than they can be in reference to any other district. The country is comparatively settled—there are no natives to battle with—credit and trade are steady—above all, labour is in fair supply, and at a moderate price in comparison to capital—and all the necessaries and comforts of life are accessible at a rate very much below what they cost in the more distant colonies. In answer to this, it indeed may be said that in the same degree labourers must be indifferently remunerated, and the profits of the producer must be small. But cheapness argues the pressure of abundance both of labour and of food; and

these, by *forcing* the investment of capital, must inevitably make a country prosperous and happy.

Sugar, soap, candles, tobacco, flax, and wool, timber, are all manufactured and produced on the spot. Tea, 2s., sugar, 4d., butter, 5d., cheese, 4d., coffee, 10d., meat, 2d., per lb.; eggs, 3d. per dozen; fowls, 6d. per pair; venison, 1d. per lb.; salmon of good size, 2s. each; and other fish very cheap; as also fire wood—Indian corn, 8s. per quarter clothing and servants wages as low in price as in England. A sovereign yields 25s. in Canada, and 30s. in Prince Edward's Island. A comfortable farm house with fifty acres of cleared and enclosed land may be had for £300, or rented for £25 per annum; taxes are infinitesimal. To all practical purposes, therefore, a man who can retire upon £150 per annum, would, by going to Prince Edward's Island, live quite as well as upon £300 a year in England, and if he has a large family, they could live infinitely better; if they chose to raise their own produce, for which a farm of fifty acres would furnish them with all the means, they would, except for clothing and a few groceries, be really independent of the need of current coin altogether. Emancipated from the tyranny of convention, and liberated from the necessity of consulting mere appearances, they may renovate the constitution by following the healthful activity of a country life. They will be under British institutions and essentially in British society, and among English customs; they will encounter little of that mere Yankeeism, against which so many entertain so great a prejudice. The tone of social life is not there indeed very high, and manners are more simple than polished. Settlers will not be quite as well, or so obsequiously served as at home—they will find everything of a coarser and plainer, and less perfectly convenient construction, and all around they will be reminded of a ruder and less advanced state of society; roads rarer and rougher, doctors further off, shops not so near, nor so well supplied, conveyance and intercourse imperfect, life monotonous, and company, news, incidents, scarce. Ladies especially, will miss many appliances which they have been accustomed to, regard as indispensable, and husbands may lay their account with a house full of patients, labouring under the home sickness. Much must be done *by*, which has hitherto been done *for* them—and much must be left undone, which they believed they could never do without. Never mind—"Resist evil, and it will flee from thee." Defy the women, and they will become resigned. To horse! He may be had cheap, and kept at a cost little beyond his shoeing. Take your rod, and bring home a dish of fish—shoulder your Joe Manton, or your rifle, and bring down a wild turkey or a deer—there is no license to pay for, and no gamekeeper to stop you at the march; or in the winter evenings, bring a book from the town, and while all work round the blazing hearth, do you read for the company. Make the house more comfortable and neat within—more trim without—do what you can for the garden, and inspire in the womankind a taste for botany and flowers. You must be the jobbing carpenter, and locksmith, and butcher, and gardener, and groom, and doctor sometimes—the executor of commissions, the brewer, the wood-cutter, plasterer, and glazier, the man of all work. And leave every other job to make the house pleasant to the female eye, and replete with the amenities of civilization. That is

the first thing which will reconcile your wife and daughters to their adopted country. Interest them in your bee-hives, get broods of chickens and ducks and geese, and all the accessories of the dairy, and place these under their dominion. Urge your friends and neighbours to join you in your new location, and "make the solitary place glad" with considerate kindness, well chosen acquaintances, and the fixed idea that that is once for all your only home and final resting place.

To us it appears that the colonies are the especial field for men to retire to from the wear and tear of life, with a small hoard that could do little for them in the old world, but everything in the new. It is the very place for a small capitalist to afford to be idle in. The literary man, who is spinning his life out at his brains, the surgeon or attorney, whose head work is eating the coat out of his stomach, the merchant, or clerk, or warehouseman, or tradesman, whose anxieties and confinement, and town life, are pushing consumption, or heart disease to their incipient stage, and who with a family staring them in the face, know not where to turn—let these men take stock, and if they can convert their possessions into £3,000 or £3,000, let them take flight in time to the colonies, where they may recover their health, and the tone of their minds, and add twenty years to their lives. They will make room for others in England, they will increase population where there is not enough, they will enjoy existence on what they have, in place of throwing it away on the struggle for more. Let it not be said that---

"No man, of aught he leaves, knows what it is to leave betimes."

These, if they be not mere mechanical unimaginative Bow Bell cocknies, ought to be the very men to enjoy the country life of the settler. They have intellectual resources seldom vouchsafed to the mere farmer, they require to change mental exhaustion for physical exertion, the most healthful, as well as exhilarating of occupations---and, surfeited with social sophistications, their palled senses may gladly "doff the world and let it pass."

The surgeon-apothecary may do well in any of these colonies, especially if he adds a knowledge of the veterinary art, and can dispense medicines for cattle, horses, &c.

The professional farmer may get a productive farm in fee simple for little more than the amount of one year's rent of the farm he left in England, with scarcely any taxes to pay. Every expense except that of labour will be much less, and if he gets but a small price for his produce, he has no rent day to meet, or steward's wrath to propitiate, and need care little for a failing crop, where he has few liabilities to encounter which a scanty and ill paid harvest will not easily meet.

All these classes, capitalists in a greater or less degree, establish this obvious advantage by emigration. They are emancipated from the necessity of keeping up appearances---they may live exactly as they please---a frame or even a log house costing from £35 to £85 will lodge them quite as securely as a brick one, which in England cost as much by the year's rent---they gain ten per cent. on the exchange, converting £1,000 into £1,100, the second conversion from sterling into currency gives them from 25s. to 30s. for every sovereign according as they go to Lower

or Upper Canada, or Prince Edward's Island, and they remove their capital entirely from the operation of a taxation which amounts to at least £35 per cent upon the whole property of England.

To those who have little or, still worse, nothing, the necessity and advantages of emigration are still greater. The sturdy but simple farmer beaten by the times, by a bad farm or a high rent, need only to resolve to be industrious and keep up a stout heart, to work out an early independence. If he must begin by serving, a single day's wages will buy an acre of good land; he may rent a farm on the simple condition of giving the proprietor one third of what he raises; or he may get land of his own immediately, at a cheap rate, and on the very easiest terms of payment. A little capital, if judiciously laid out, will go a great way, and if he have a family, especially of sons, ready and willing and able to labour, he may reckon himself already independent.

The farm labourer, inured to greater hardships and privation, more accustomed to hard work and the manipulation of agriculture, will be still better off if he cultivates industry and sobriety.

To the carpenter, blacksmith, mill and cartwright, and bricklayer, the very best circumstances concur in these colonies, where wages are fair, employment certain, food cheap and rent moderate.

The tradesman who understands his business, and has capital to buy goods for cash, is sure to make a speedy independence, by keeping a store. The store-keepers are indeed the chief men in these colonies.

More money lending is highly profitable: on good security it will sometimes bring 25 per cent. In bank stock it will readily produce 12 per cent, and by the buying and selling of land even larger profit may be made. In seasons of temporary depression, such as the present, cleared farms may be purchased at a very cheap rate. It is indeed suggested that high profits of money are scarcely compatible with perfect security; but if farms are purchased cheap, or even unimproved land, in favorable localities, the investment may indeed be subject to temporary depression, but the tide of emigration flows so fast towards these colonies, the unsettlement of Europe gives such an impetus to the transfer of capital to the new world, and a young country such as Canada, must so certainly progress for many years, that we conceive the security better than even that of land in Europe at present prices. The mortgagees of Ireland would too fully corroborate this. Nor ought it to be forgotten that the law expenses of conveyance, either for large purchases or small, amount in our colonies, to not as many shillings as they do pounds in England, that the title is clearer, and that there is no stamp duty on the transfer, of any moment. Were the colonization of these dependencies systematic, as government is about to make it, so that the emigrants should, at once, on arrival, be placed in a position of comparative comfort, the filtration which percolates to the United States, would not take place, and we should retain all the increment we acquired.

Referring the reader to the colonization circular, No. 9, for a detailed statement of the rates of wages in these colonies, we may observe generally that for all kinds of handicraftsmen, they range about the same or are somewhat more moderate than in England. Carpenters, blacksmiths, millwrights, and bricklayers, from 5s. to 6s. Bakers, tailors, shoemakers,

painters, shipwrights, from 3s to 4s. Labourers and quarrymen 2s. to 3s. Dress makers 1s per day, without board. Cooks and dairywomen from 13s. 6d. to 27s. per month and found. Or by the year with board and lodging, women servants from £9 to £12. Gardeners from £22 to £27. Labourers from £16 to £20. Where food, rent and taxes are so low, of course these wages are virtually much greater than they are here. We think they offer great inducements to operatives to remain at their employment for some years, in order that they may save capital, and either become masters in their own trade, or start as farmers, with a good sum in hand.

All authorities concur in strenuously recommending every emigrant to fix, before he sets out, upon the district in which he resolves to settle, and when he reaches America at once to go to the spot, and not to loiter about the towns, where his little all will soon be squandered or stolen. They are unanimous also in urging him at once to accept of such wages as may be offered him, until he has had time to look about him and see where he can get better. Until he has become accustomed to the peculiar mode of labouring practised in the country, his services are not of much value.

The balance of opinion is very greatly in favour of the rule that no emigrants from Britain should take uncleared land. The best of them make very indifferent woodsmen, and the felling of trees is an art. The woods are not healthy, and until the body becomes acclimated, great caution is required in the treatment of the constitution, even of the robust. Clearing land is very laborious, and the extremes of heat and cold to which North America is every where subject, joined to a degree of exposure to which in England the body has never been accustomed, place the new comer in danger of contracting disease, if his labours are very heavy.\* To new settlers ten acres of cleared land are worth fifty of wood, nor should it ever be forgotten that in the backwoods, for the

\* Referring the reader to the observations of Mr. Prentice, which will be found in subsequent pages, relative to the incautious exposure to which emigrants often subject themselves in the Western States, we regard the following advice as valuable. "In the new countries of the West," observes Mr. Marshall, "it is important that breakfast be eaten before the person is much exposed to the air. 'It is well known,' says Dr. Combe, 'that the system is more susceptible of infection and of the influence of cold, miasmata, and other morbid causes, in the morning before eating, than at any other time; and hence it has become a point of duty with all naval and military commanders, especially in bad climates, always to give their mess breakfast before exposing them to morning dews, and other noxious influences. Sir George Ballingall even mentions a regiment at Newcastle in which typhus fever was very prevalent, and in which of all the means used to check its progress, nothing proved so successful as an early breakfast of warm coffee. In aguish countries also, experience has shown that the proportion of sick among those who are exposed to the open air before getting any thing to eat is infinitely greater than among those who have been fortified by a comfortable breakfast.' The writer has had great personal experience of the most sickly climates, Batavia, Sumatra, China, the forests, lakes, and rivers of North America, and he is convinced that particular attention should be paid to the suggestion of Mr. Combe."

It is also most important to observe that nature dictates a great reduction in the consumption of animal and stimulating food during the ardent heats of an American summer. The inhabitants of India confine themselves to a purely vegetable diet, and colonel T. P. Thomson, by doing the same, never had so much as a head-ache during his whole period of service with his regiment in India, and as governor of Sierra Leone.

head of a family to have a long sickness, is famine and ruin, and to the capitalist, who may thereby be prevented from looking after his labours, it is an immense loss. It is indeed said that wood land is always productive, while much that is cleared is impoverished by cropping. But the remedy for this is to examine the soil, and, if need be, to rent at first, with the option of purchase if approved. A capitalist can, at all times, purchase a cleared farm for one-third less than it cost to improve it, and considering the inexperience of new settlers, and that they know, at once, their whole outlay, when they buy a cleared farm, there is no room to doubt the prudence on the score of health, economy, and profit, of the course we recommend.

It is also especially desirable that in all cases the emigrant should avoid buying more land than his capital will easily enable him to cultivate. The poor man should have a sovereign to put against every acre of uncleared land he buys, and the capitalist at least £4. If possible let neither run into debt, but pay the purchase *down*. From the store keeper they will buy goods much cheaper, and sell produce much higher, by avoiding barter or credit, and introducing *cash* into all transactions. The store keepers are the usurers of Canada, and squeeze terrible interest out of the needy.

Colonial Commissioners advise emigrants to keep their contract tickets, carefully, till the conditions have been fulfilled, by their being fairly landed; to provide themselves with food sufficient for their maintenance until they reach the interior; to take no tools or furniture with them; to set off from England in the middle of March; to remember that they are entitled to be maintained on board for forty-eight hours after their arrival in port; to avoid drinking the water of the St. Lawrence, and to go to Quebec, if Canada be their destination, and to Halifax, if for the other colonies. It may be questioned whether passengers for the Upper Province might not more conveniently reach it by New York. The government agents at Quebec or Montreal, and the emigration societies at New York will give ample advice and information as to route, conveyance, fares. Emigrant sheds, and medical advice are provided gratis at all the principal towns. From Quebec to Hamilton, Upper Canada, 667 miles, the steerage passage is 29s. currency; time about eight days. To Toronto it is 22s., exclusive of provisions, for persons above twelve years. Half price for those between twelve and three, all under, free. The expense of a log hut, is from £5 to £12, and if the chief labour be performed by the emigrant, it will cost less. By New York a person in good circumstances may reach Toronto in three days, at a cost of £4 16s. 3d.

It is not our purpose to include in this work information which is more properly the object of a mere gazetteer. But as some distinctive features belong to each of the North American settlements, we shall notice them in their order.

#### PRINCE EDWARD'S ISLAND.

This island in the Gulf of St. Lawrence, is 140 miles long, at its greatest breadth 34 miles, and contains 1,360,000 acres, of which all but 10,000 are fit for tillage. It is indented with numerous bays and harbours,

and possesses many rivers. The soil is of excellent quality, and very productive of all crops, which thrive in England. The coast and rivers abound with fish: the country is very level, and easily farmed. Its inhabitants are chiefly Scotch and presbyterians. It is divided into King's, Queen's and Prince's Counties. The population is upwards of 40,000, and it has a governor and legislature of its own. Charlotte Town, the capital, is neat and pretty.

From the absence of mountains and its proximity to the sea, the island is quite free from fogs, and is very dry, with a climate more temperate and mild than any other in North America. The inhabitants are remarkable for health and longevity. In all these points every writer on the subject concurs, and we incline to the opinion, that for every class of emigrants, this, on account of its salubrity, and the superior character of its soil, is the most eligible locality of all our American possessions. Ague is unknown, and fever is accidental, not incidental.

The island contains a colony of old-fashioned, jog-trot folks, who would never set fire to the Thames, nor let the Thames drown them. Life seems easy to all classes, wages moderate, provisions and clothing cheap. From the perfectly reliable authority of a member of the colonial legislature, whose letter is dated so recently as August, 1848, we glean the following particulars. "The climate of the island I regard as very healthy. The summers are very fine; the winter, at times, very severe, but generally clear and bright, and I do not think, except during snow storms, that the cold is felt to be a serious inconvenience. The island is esteemed to be so beneficial to persons out of health in the other provinces, that it is no unusual thing for them to come here to recruit. Indeed the general report and impression of its salubrity is very prevalent. I know of no case of asthma, and the governess who came from England with me, used in England always to wear a respirator, but never used it while in this country. Consumption is, I believe, common to all parts of the world, but certainly not more so here than elsewhere. I know of no case of ague. Fever is an accidental intruder at times, but not more than in England. With respect to the state of society, it is perhaps as good as in any colony, for a good many English families have, within the last ten years settled in the island, bringing property with them, and having by their superior means and number obtained some little influence in the place, they have improved the character of society in it."

"There would be no difficulty either in leasing or purchasing a small farm or a small house according to the views and fancy of the settler, as the enterprise of the people of the colonies finds its vent principally in building, &c. &c. in the expectation to sell, and proceed through the same course over again. From £200 to £400 sterling would do all that moderate wants would require.

"The currency of the island is at a depreciation of fifty per cent. in consequence of an issue of paper money, and increase of debt at the same time, which is now better understood, and put under restraint; but it has become established as the fixed rate. A sovereign is therefore £1 10s. of this currency, and an English shilling, in like manner, passes for 1s. 6d. With £200 per annum a man may live here far better than

with £300 in England, and so in proportion. The price of the chief necessities of life, as stated in the gazette, August 1st, is as follows (and it must be remembered that we are this year experiencing the bad effects of two years' failure of the potatoes, and a very bad years' crop of wheat and oats last year.) Beef 2d. to 3d. per lb.; mutton 1½d to 3d.; veal 1d. to 2½d.; flour 2d. per lb.; butter 4½d. to 6½d.; cheese 3d. to 5d.; potatoes 2s. to 2s. 4d. per bushel; eggs 3½d. to 4d. per dozen; fowls 6½d. to 9½d.; pair of chickens 6½d. to 8d.; cod-fish, mackarel, haddock at very low prices; salmon of fine flavour and good size, 2s. to 3s. 6d. each. By this it will be seen that a little money with management may be made to go a great way here; tea, sugar, &c. are at low prices, and clothing as cheap as in England.

"There is very little difference between this and England, as far as respects domestic servants, save that their wages are rather less; agricultural labourers are generally paid 14s. per week, finding themselves, or £16 per annum boarded in the house."

Bouchette, Macgregor, and Macculloch describe the island as well wooded with spruce, fir, birch, beech, and maple. Flax grows luxuriantly, the pastures are excellent, and cattle and sheep thrive eminently. Only 100,000 acres are under cultivation, but all authorities concur in stating that the settlement is admirably adapted in every part for successful and even luxuriant cultivation, and indeed that it is capable of feeding the whole of the neighbouring colonies.

It is obvious that the moderate price of labour and of land, and the low price of all the necessities of life, make this place of pure English society and manners, highly eligible to the capitalist or to persons in the middle ranks of life, while its temperate climate ought also to allure the labouring man. Indeed, it appears to us that the insulation of the place, and the easy manageability of the soil, have made it too snug, and the acquisition of competence too easy, to stimulate the energies of the sober population. A little fresh blood infused amongst them, and some more capital, will doubtless, at no distant date, make this a most desirable colony; the only drawback seems to be the length of the winter. Seed time begins at 1st of May, and harvest ends in October 31st.; snow falls at Christmas, and remains until the 5th of March.

## NOVA SCOTIA AND CAPE BRETON.

These islands are under the same government, and are only separated by a narrow strait; they are also within fourteen miles of New Brunswick. Nova Scotia is 300 miles long, and of various breadth, containing an area of 15,620 square miles; 10,000,000 acres, whereof 5,000,000 are arable, 400,000 under actual cultivation, and a population of 165,000 souls. Cape Breton is less than a third of this size, and both partake of the same character, abounding in coal, gypsum, iron, salt, and other minerals, having numerous rivers teeming with salt and fresh water fish, and carrying on a very large trade in all the more common sorts of timber, in the curing of fish, in ship building, and in mining.

The eastern division of the island consists principally of a strong, loamy clay, productive of good wheat crops, while rich alluvial in-

tervales are still more fertile. In the Pictou district seven crops of wheat are taken in succession without any manure. Towards the north west rich alluvial marshes are reclaimed from the sea, producing from 5 to 7½ quarters of wheat, and three tons of hay per acre. The average produce of farm land per acre is twenty-five bushels of wheat, forty of oats, 200 of potatoes, 2½ tons of hay. Good dairy farms are found in the north-west division; the population is chiefly Scotch, and is ruled by a governor, a council, and a legislative assembly elected by forty-shilling-freeholders. The prevailing religion is protestant, of various denominations, and the provision for education seems to be ample. Taxation is very light amounting to about 6s.8d. per head; the upset price of the public lands is 1s. 9d. per acre, 100 acres or £8 15s. worth, being the smallest quantity sold. For miners, coopers, fish curers, sawyers, lumberers, ship carpenters, fishermen, tanners, and farm labourers, the demand must be considerable. The yearly shipping amounts to 800,000 tons.

The changes of temperature are sudden and extreme; the severe weather sets in in December, and the frost breaks up at the beginning of February; the severity of the winter ends in March, when chill, damp, east winds prevail till the end of April. It is often the close of May before the spring fairly covers the fields with verdure. May and June are foggy; July and August are warm, clear, and serene; September and October, are like ours; but November, and even December, produces days equal to the loveliest of our English May. Consumption and inflammation are somewhat common, but fever and ague are unknown; and on the whole these islands are very healthy, the inhabitants living to a great age. That Indian corn can here be raised successfully, pumpkins, all our culinary vegetables, and all our fruits abundantly and of good quality, as also excellent clover and meadow grass, are facts which warrant the belief that the climate must be by no means of the hyperborean character which some have represented. The land abounds with lime, free, and slate stone, and brick earth, the rivers with salmon and trout, the sea board with white and shell fish. There are here manifestly the elements of great comfort and prosperity, which the progress of society, the increase of steam navigation, and immigration from the mother country, cannot fail to develop.

It is our duty however to qualify this favourable report with the caution, that, although, as in most rigorous climates, this is a healthy, it cannot be said to be a very pleasant locality. To people from Scotland of average constitution, we think it would be suitable; for healthy working men it is very well adapted. Persons of enterprise and activity, who must follow some occupation as the means of subsistence, will here find a better scope than in Prince Edward's Island; but it is not so temperate, it is liable to fogs from which the latter is free, and for the middle classes as a place to retire to and save in, it is not so eligible. Having more bustle and life about it, 15,000 tons of shipping, and an aggregate of £1,000,000 in exports and imports, it is obviously better adapted for the young as a field of exertion, and, by its command of coal, joined with its proximity to New York, where steam navigation produces such a large consumption both of that article and of iron, we can scarcely doubt that it must now rapidly increase in wealth and the pursuits of industry.

## NEW BRUNSWICK.

This province, possessing an independent legislature and government, is situated on the mainland of North America, forming the south-eastern coast boundary of Lower Canada; it has a population of 200,000 souls, 10,500,000 acres of area, whereof 11,000,000 are arable, and is said to be capable of supporting at least 3,000,000 inhabitants.

The upset price of unreclaimed land is 2s. 8d. per acre; 50 acres is the smallest quantity sold, price £6 13s. 4d. The soil is fertile, several accounts concurring in the statement that in the Stanley settlement wheat is produced weighing 70 lbs. per bushel, which is superior to the best produced in England. It is highly recommended to emigrants, especially of the labouring classes; it is very rich in minerals, especially coal, and in river, lake, and sea fish of all kinds; from its dense forests, it has a vast timber trade, and carries on fish curing and whaling to a large extent. Saw mills and ship building, for which it possesses superior capabilities, afford increasing means of employment and commerce.

The province is said to be very healthy, and the climate much to resemble that of Nova Scotia, not being subject to the great extremes of Lower Canada, nor to the fevers of the Upper Province. But, the fact that it is the boundary of Lower Canada, and the eastern boundary too, leads us to expect that it must be more subject to the rigours which characterize that region, than has been represented. The density and extent of the forests to which the sun cannot penetrate, must make them harbours for immense masses of snow, which cannot fail to render the currents of air extremely cold, and to compel winter to linger much longer than might be argued from the state of the sky and sun. We observe that 15,000 emigrants settled in the province last year; that they were easily absorbed, and that wages did not fall in consequence. These facts argue a high estimation of the colony, and a rapid progress in prosperity. Improved farms are *said* to cost £5 per acre, and near the towns as much even as £20. Succession is wisely determined by the law of gavel kind.

Led away by what the St. John's Chronicle calls the "timber mania," the population have neglected the more important pursuits of mining, fishing, and above all agriculture. Lumbering is notoriously a demoralizing employment, and ultimately much less certain and profitable to the community at large than other fields of enterprise.

An American, met by Mr. M'Gregor in 1828, near Frederic Town, informed him he had been settled in the district seven years, and, commencing without a shilling, had, in that short time, cleared three hundred acres, and acquired a great flock of sheep, horses, oxen, milch cows, swine, and poultry. He lived in a large and comfortable dwelling house well furnished, with his family, and a number of labourers, had a forge, trip hammer, fulling, saw, and grist mills, driven by water power, raised large crops, grew and manufactured excellent flax, and grew as much as

ninety bushels of Indian corn on a single acre. He talked in high terms of the rich interior country.

As evidence of the state of the climate the fact here stated, of the existence of prolific crops of Indian corn is very important. In reference to Lower Canada, Mr. Shirreff observes that "the climate is too cold for the cultivation of Indian corn, which only occasionally comes to maturity in the most favoured spots." Indian corn is a very tender plant; to come to maturity it must be sown early, and it never becomes ripe until the middle or end of October. If then it is successfully cultivated in New Brunswick, it is apparent that the spring must be earlier, and the commencement of winter considerably later than in Lower Canada.

The prices of improved land in this, and all emigration fields vary much according to the temporary state of the district. In hard times, *for which an emigrant should wait*, good cleared farms with suitable buildings, may for cash be had for 30s. or 40s. per acre. At this season of depression great bargains are to be made. We have examined the files of the colonial newspapers (a most useful study for an intending emigrant), and from their advertisements we observe that, good farms are to be had in all the provinces at prices varying from 20s. to 100s. per acre.

## CANADA.

Lower Canada, or Canada East as, since the union of the two provinces, it is called, contains an area of 132,000,000 acres, and is divided into five districts, and twenty-one counties. The population, which is chiefly French, amounts to upwards of 1,000,000 of souls. It contains several handsome and prosperous towns, and possesses the best river and lake communications of any country in the world. Its cities, Quebec and Montreal are very populous, commodious, and picturesque, and the scenery of the region is altogether very fine. Abundance of land of excellent quality is every where to be had on easy terms, the upset price of uncleared land, ranging from 3s. to 5s. per acre, and improved farms with suitable offices even in the neighbourhood of the chief towns, being purchasable, at prices, varying from £20 to £5 or even £3 per acre. The country is well settled---the institutions for government, jurisprudence, religion, and education, matured, and ample, and the state of society not uncongenial to the British taste or habits. Roads, bridges, canals, coaches, steam and ferry boats, hotels, hospitals, &c., are more numerous and better arranged and appointed in this than in the other provinces, and the conveniences of civilized life are here more readily attainable. Shipping and commerce are prosperous, and transactions are conducted less by barter and more through the medium of a currency here than in the other districts, or the Western United States. The working population are simple and inoffensive in their habits, and more respectful in their manners than elsewhere. Produce yields a better price and is more easily convertible into cash also, and wages are fair but not excessive. The proportion, which arable land, and soil of superior

quality, in the settled parts of this province, bears to the whole territory is very high, and the better classes of timber, which it bears in perfection (oak, maple, beech, elm, walnut, cedar, and ash), as also the quality and quantity of the wheat (forty bushels per acre), sufficiently indicate its superiority.

Let us here premise what is necessary to be observed in reference to climate, both in its effects upon animal and vegetable life. Other things being equal, that is to say cleanliness, drainage, food, household and clothing comforts, occupation, and medical assistance, persons are healthiest and longest lived in cold climates, and even in temperate regions they are healthiest at the coldest season of the year. The Poles, the Russians, above all the Cossacks, occupying the steppes of the Ukraïn, are the healthiest and longest lived people in the world. The Norwegians, Danes, and those Germans who live in the regions where winter is long and severe, are also long lived; so are the Dutch. As you rise into the mountainous districts of warmer countries, you find the population stronger and more healthy. The Caucasians and Balkans have given Russia more trouble than all her other enemies. It is then quite to be expected that Lower Canada, longer settled, more extensively cleared, surrounded better with the appliances of civilization, with a drier air, fewer swamps, and a longer and severer winter than any other part of North America, should also be healthy, and remarkable for the robustness and longevity of its inhabitants. More subject, however, to extremes than the eastern dependencies, and to sudden alternations of temperature, it has its drawbacks to the sophisticated or delicate constitution; and considering that the length of winter and its severity endure for from six months in the eastern, to five and a half in the western extremities of the province, we regard the district as altogether unsuitable for the fair enjoyment of life and nature, and ill adapted for the successful prosecution of agriculture; no spring, summer and autumn insupportable, are conditions for which to our taste no commercial advantages can compensate. Every thing sealed up and made dead by frost and snow, bird, beast, and creeping thing absconded or perished, the thermometer standing thirty degrees below freezing point, water, nay whisky, freezing within a foot of the fire, boiling water when thrown up falling in icicles, milk produced in lumps, meat having to be thawed before it can be eaten, the dead even being kept for months before being buried, and this enduring, not occasionally, but for a lengthened period,—these are phenomena of which we cannot recommend to any the practical experience. We are bound to state that the air is so dry, the sky so clear, and the zephyr so light and genial, that the cold *looks* very much greater than it *feels*. The blood is so well oxygenated with the pure and exhilarating atmosphere, that an improved circulation, by generating great animal heat, defies somewhat the external rigour. Still the mere time which winter lasts is an intolerable nuisance to all who enjoy nature and out door life.

The same observations apply to vegetation; the cold countries of Europe are its granaries. Polish, Tamboff, and Dantzic wheat, are the best which come to our market. Rye, oats, barley, beans, are produced in abundance in those frigid climes, and Holland condemned to an arctic winter, is the dairy store of England. But for pasture and store farm-

ing, a six months winter forms a serious drawback, especially where labour is expensive; large quantities of food have to be stored for the cattle, they have to be properly housed, their meat prepared and set before them, their houses kept sweet, and themselves carefully tended; and this in a country where manure is regarded as not worth the cost of spreading and ploughing in, is manifestly a heavy deduction to be made from other advantages.

Major Tulloch in his military reports states, that "of all the colonial stations occupied by our troops, rheumatic diseases affect them least in Canada. Neither acute diseases nor deaths are so numerous by one-half in winter there, as in summer. Remittent and intermittent diseases are much less prevalent in Lower than in Upper Canada, and not very frequent in either province; but in July the deaths in the lower province amounted to 4,088, and in January to only 2,365. The constitution of the soldier is not affected in any material degree by the extreme severity of the North American winter; on the contrary, the degree of health there enjoyed is not exceeded in any quarter of the globe."

"The summer heat," observes the backwoodsman, "of Upper Canada generally ranges towards 80 degrees, but should the wind blow twenty-four hours from the north, it will fall to forty degrees. One remarkable peculiarity in the climate is its dryness---roofs of tinned iron of fifty years standing are as bright as the day they came out of the shop; you may have a charge of powder in your guns for a month without its hanging fire; or a razor out and opened all night without a taint of rust. Pectoral or catarrhal complaints are here hardly known. In the cathedral of Montreal, where 5,000 persons assemble every Sunday, you will seldom find the service interrupted by a cough, even in the dead of winter and in hard frost; pulmonary consumption is so rare in Upper Canada that in eight years residence I have not seen as many cases of the disease as I have seen in a day's visit to a provincial infirmary at home. The only disease annoying us here, to which we are unaccustomed at home, is intermittent fever, and that, though abominably annoying, is not by any means dangerous: indeed, one of the most annoying circumstances connected with it is that instead of being sympathised with, you are laughed at. Otherwise the climate is infinitely more healthy than that of England.

"Though the cold of a Canadian winter is great, it is neither distressing nor disagreeable. There is no day during winter, except a rainy one, in which a man need be kept from work. The thermometer is no judge of temperature. Thus, with us in Canada when it is low, say zero, there is not a breath of air, and you can judge of the cold of the morning, by the smoke rising from the chimney of a cottage straight up, like the steeple of a church, then gradually melting away into the beautiful clear blue of the morning sky; yet it is impossible to go through a day's march in your great coat, whereas at home when the wind blows from the north east, though the thermometer stands at from 50 degrees to 60 degrees, you find a fire far from oppressive. During the Indian summer (three weeks of November), the days are pleasant, with abundance of sunshine, and the nights present a cold clear black frost; then the rains commence---then the regular winter, which if rains and thaws do not intervene is-

very pleasant---then rains and thaws again until the strong sun of middle May renders everything dry and green."

The author of Hochelaga (Mr. Warburton) corroborates these observations, and Mrs. Jameson, although in the outset of her work she gives the gloomiest picture of a Canadian year, winds up, after three years experience, in high spirits, the best health, and with the most favourable opinion of Canada "and all which it inherits." Indeed, although complaining, on her arrival, of very delicate health, she undertook long excursions down the lakes and rivers in open canoes, resting in rude tents during the night, and suffered neither from fatigue, nor an exposure, which most English ladies would regard as suicidal, and which undertaken in England would be decidedly hazardous.

It is not the rigour of the winter which is so formidable in Canada, but rather the summer heats and the sudden changes of temperature. An Aberdeenshire gardener, settled at Montreal, observes, "the garden is surrounded by high brick walls, covered with peach and nectarine trees; the peaches grow to a great size, and ripen excellently in the open air; the grapes bear well on the trellises in the garden; I had a fine crop of them, superior to any I saw in the houses at home; and the melons are also surprisingly fine; I cut 300 melons from ground not twenty feet by twelve, some weighing fifteen pounds; they require no attention; just sow the seed and this is all you have to do. We sow cucumbers about the ditches, and they produce abundantly. Gourds here weigh fifty pounds. *The thermometer stood for three months at 99 degrees all day in the shade, and 86 all night.* I thought I should be roasted alive, being obliged to take my bed out of the house and lie in an open shed, with nothing on but a single sheet, and after all I perspire very freely."

In winter observes Mr. Montgomery Martin and Mr. Evans (on Canadian agriculture), "all the feathered tribe take the alarm, even the hardy crow retreats; few quadrupeds are to be seen, some, like the bear, remaining in a torpid state, and others, like the hare, turning to a pure white." "The country is covered with snow; within doors the Canadians are well secured from the cold---the apartments being heated with stoves, and kept at a high equable temperature. Winter is a season of joy and pleasure, sledges, carriages fixed on skates, convey over the rivers, lakes, and roads, visiting and pleasure parties, and dining, supping, and balls fill up the evenings. Even the St. Lawrence is frozen over from Quebec to Montreal."

The authoress of the "Backwoods of Canada," after giving a glowing account of the aspect of the country around Quebec, observes, under date 17th of August, "the weather moderately warm (this on board ship opposite Montreal), and the air quite clear; we have emerged from a damp atmosphere to a delightful summer. The further we advance the more fertile the country appears; the harvest is ripening under a more genial climate than that below Quebec. We see fields of Indian corn in full flower---the farms and farm houses are really handsome places with clumps of trees to break the monotony of the clearing. The land is nearly an unbroken level plain, fertile and well farmed. The country between Quebec and Montreal has all the appearance of having been long settled under cultivation, but there is a great portion of forest still stand-

ing; many herds of cattle were feeding on little grassy islands. Some miles below Montreal the appearance of the country became richer, more civilized, more populous; in the lower division of the province you feel that the industry of the inhabitants is forcing a churlish soil for bread—in the upper, the land seems willing to yield her increase to moderate exertion. August 21.—The weather is sultry hot, accompanied by frequent thunder showers; I experience a degree of languor and oppression that is very distressing."

Mr. Patrick Shirreff, an East Lothian farmer, who visited Canada in 1834, expresses an indifferent opinion of the country in every respect, and a great preference for Illinois. But on comparing his narrative with that of a very great many reliable and eminent authorities, and with facts stated by himself, and looking to the spirit in which he views every thing, we are not inclined to place implicit reliance on his estimate. Naturally of a morose temper, and tainted in his view of external appearances by mere political impressions, we are more inclined to judge from his facts than his mere *dicta*.

"Around Cornwall" he admits, "and more particularly from Coteau de Lac to the Cascades, much excellent wheat was growing on clay soil, formed into very narrow ridges. Other crops indifferent; and choked up with perennial thistles."

"I experienced much pleasure at finding my friends and former neighbours possessing so many more old country comforts than the backwood settlers in Upper Canada, and all enjoying good health and spirits. This is quite an East Lothian colony; four farmers who have settled here dined with us, and there are blacksmiths, sailors, &c., without number in the village. The township of Hinchinbroke is a thriving settlement, and in point of climate perhaps the best in Lower Canada. The banks of the river are free from wood—good farms are seen." "The Chateauguay is here joined by the Hinchinbroke, Trout River, and Oak Creek, the banks of all of which are settled and abound in good situations." Grass was in many situations excellent, red and white clover abounding without being sown." "The houses consist of wood; a log house consists of rough logs piled above each other; dove-tailed at the corners, and the intervals filled up with clay or other material. A block house is square logs clasped. A frame house is sawn boards nailed on a frame, lathed and plastered inside with pitched roofs, slated with shingles."

"Land in Hinchinbroke district sells moderately; a friend bought two hundred acres, with a frame and log house for £270 currency; another, three hundred acres with ninety cleared, for £237." "The general aspect of the country from St. Theresa to Montreal, a distance of forty miles, closely resembles the finest parts of England. I do not recollect of having travelled over the like extent of continuous good wheat soil in any part of the world." "Clover seeds are never sown, yet cow grass and white clover every where abound, and often attain the utmost luxuriance. Heaps of manure were seen dissolving to earth on the way sides." Mr. Shirreff states that the farming is of the most wretched description, and the sheep, cattle, and horses very inferior. The Canadians live in large block houses, clean and neat, but deficient in orchards and the ornament of trees. They are extremely respectful and civil. Another East Lot-

farmer, who had recently settled, told him his purchase was very cheap, and he was in high hopes and spirits. He gives a most favourable account of the Montreal district, and recommends market gardening there as highly lucrative. A milch cow can be grazed for the season for 4s. 3d. The price of land on the island of Montreal varied from £10 to £20 per acre, according to quality, situation, and buildings. Labour is cheap—crops are reaped at 7s. 6d. per acre. An East Lothian ploughman got £12 a year, house, garden, firewood, cow's keep, oatmeal, potatoes, and peas.

Mr. Joseph Pickering, in his "Inquiries of an Emigrant," more than corroborates this favorable account. He speaks of the great number of houses and farms on the banks of the Lower Canada rivers, the neatness, cleanliness and orderliness of the appearance of the French population, and of the great excellence of the Canadian horses. "If not for the extremes of climate, this might be considered almost a paradise." "Attended a cattle show, a few good Leicestershire sheep, good bulls, cows indifferent, very useful English and Canadian brood mares." "Manure produced splendid grass, but so disregarded that men were hired to cart it to the river." "The goodness and cheapness of the old cleared land, (£5 to £8 only the acre,) low price of labour, (30s. to 35s. per month,) point this place out as eligible for farmers with capital, as there are no taxes." Hemp grows very luxuriantly." "Winter wheat is little sown; but a Canadian informs me that he knew a small piece this season that answered extremely well, much better than spring wheat. The snow would preserve it." At Quebec district, land is good, grass fields luxuriant. Pasture had a fresher appearance the lower I came down the province, attributable to the dampness of the climate, for there have been more misty foggy days since I have been in Quebec, than I saw all the time I was in the Upper Province." "Attended two agricultural meetings. Very fine vegetables exhibited, and also fruit; excellent ploughing by settlers, (Irish and Scotch,) and very good cattle.

The Aberdeenshire gardener states, that in Montreal bread is cheap, 6 lbs. for 8d.; beef 4d., pork 6d., mutton 3½d. per lb.; eggs 5d. per doz. Labourer's wages, 2s. 6d., currency; joiners 5s., masons the same; tailors 7s. 6d.; blacksmiths 4s. 6d. Clothes dear, 30s. for making a dress coat; 6s. for trousers; shoes the same price as in Scotland, but not so good.

Such is an elliptical account of the various more important particulars relative to the lower province, which it is important for emigrants to know. The character and topography of the various sub-districts, it is not necessary they should learn until, being on the spot, they can inform themselves of the minutest particulars. Here it is our object only to supply such information as may enable them to form a general idea of the suitableness of the province for their taste and circumstances. Our own conclusion from the facts is, that for handicraftsmen, and persons not proposing to follow agriculture, the chief towns of Lower Canada form the preferable location; and that for agriculturists the Upper Province is very much better adapted.

## UPPER CANADA.

The area of the Western Province is 64,000,000 of acres, and the white population is principally British, amounting to upwards of 500,000 souls.\* It contains thirteen districts, twenty-six counties, six ridings, and 273 townships.

The climate of Canada becomes milder, and the winter shorter, the further west the emigrant goes; "So much so," observes the report of the government agent, "that although the frost generally commences in November at its eastern extremity, and continues in that neighbourhood till the middle of April, it rarely commences on the shores of Lake Erie before Christmas, and usually disappears between the 25th March and the 1st of April. On a comparison with the climate of Great Britain, the summer heat is somewhat greater, but never oppressive, as it is always accompanied with light breezes. There is less rain than in England, but it falls at more regular intervals, generally in spring and autumn. The winter's cold, though it exceeds that of the British Isles, is the less sensibly felt on account of its dryness, and seldom continues intense for more than three days together." A writer in the colonial magazine observes that "the climate is brighter, clearer, drier than Great Britain, but neither so much warmer in summer, nor so much colder in winter, as to prove disagreeable: it is neither scorched by the sultry summers of the south, nor blasted by the biting winters of the north." There is, at least, the difference of a month or six week's duration of winter between Quebec and Lake Ontario.

Mr. Pickering's diary gives an exact account of the climate for each day of three years. A few extracts will convey a more precise idea than any general description. "August 16, (1825.) Harvest finished,—rain all day. Sowed wheat from beginning of September to 5th October. Cut Indian corn 20th September. December 10. Summer and fall remarkably dry, and still continues. November was mild and pleasant, at times too warm. 21. Snow not half an inch deep, but sharpish frost. January 1st, (1826.) A few very sharp, frosty days, with a little snow. February 12. Steady frost three or four weeks. Last winter hardly any frost in Western Province. 26. Quite moderate of late; quite mild and thawing. March 12. Frost out of ground, ice off lake; rain; foggy. 19. Three severe cold days, and snow storms, gone again with thunder; 26. Frosty, cold, wet, mild; thermometer up to temperate, and below

\*The total population of British America, appears to be 1,639,715, including New Foundland and Honduras. The latest account assigns 623,649 to Lower Canada, and 506,855 to Upper Canada. We are therefore not a little perplexed to find it stated by the Honorable J. H. Boulton of Toronto, M. P. for the county of Norfolk in Canada, that Canada alone contains a population fast approaching to 2,000,000. It is still more inexplicable to reflect that if the return be correct which gives only 1,199,704, to the two provinces, that of that amount no less than 767,373 are made up of emigrants direct from the mother country; a number greater than the whole existing British population of the provinces, if it be true as stated in the last accounts, that the native Canadian habitants muster upwards of 500,000, souls. This fact would certainly give countenance to the received impression that upwards of 60 per cent. of all emigrants to British America, find their way, ultimately, to the United States.

freezing point. April 2. Fine pleasant days, some frosty nights. 8. Partly wet and cold, partly fine and pleasant. Sowing spring wheat and clover; sheep lambing; calves and cows turned out to grass. 15. Three rather severe frosty days; 17, 13 then 53 degrees above Zero. Sowing peas, kidney beans, garden turnips. 22. Cold. Spring later than usual; spring wheat coming up. 29. Heavy rain; fruit, wheat, grass begin to bud. May 6. Stormy and cold; one very warm day; 71 deg. at noon, generally 48 deg. to 63 deg.; peas up. 18. Warm growing week, 65 deg. morning, 81 deg. noon. 20. Dry, warm, 60 deg. to 65 deg. Planted Indian corn. June 4. Foggy; Indian corn and oats up; potatoes planted. 6. 81 deg., 88 deg. at Montreal. 10. Very hot week; cutting clover; wild grapes in blossom. 18. Rain and cool, 55 deg. to 67 deg. 24. Rainy. July 1. Fine and temperate. 22. Harvest general. 29. A cool week, 70 deg.; mornings rather cold. Aug. 5. Another mild week. 12. Very hot; no wind; 83 deg. 19. Hot week; 75 deg. to 85 deg. 26. From this date to 14th September, very fine weather, 58 deg. to 76 deg. 16. Warm; nights cold; 53 deg. morning, 71 deg. noon. 23. Some thunder and rain; all fruits ripe, and potatoes plentiful and ripe. Oct. 1. A beautiful day, serene sky; still air; covered with flowers. 8. Very fine week, 45 deg. morning, 60 deg. noon. Potatoes all up. 14. Some rain, but fine and pleasant week. 55 deg. to 63 deg. 21. Frosty mornings, days warm. Nov. 1. Mild and pleasant; a little rain; 50 deg. and 60 deg. 4. Snows and sleet all day. 5. Thaw to day. 8. Heavy rain; snow washed away. Dec. 5. Fine pleasant day. 25. Frost has set in sharp; plenty of snow, six or eight inches. Feb. 23, (1827.) A beautiful clear day; snow wasting. March 25. Open weather; some days mild and pleasant; ice off the lake, frost off the ground, snow all gone. April 1. mild air, cloudless sky. 2. Beautiful and warm. 5. Wheat grows and looks well. 9. Spring in all its beauty. June 1. Frosty nights, warm days. 10. dry and warm; wheat in ear. July 2. Pleasant; sultry. 23. Harvest general. August 1. Mild, moderate, some rain. Sept. 10. Weather of late fine and pleasant. Few very hot days. Oct. 1. For a fortnight cloudy and coldish. Winter 1827-8, open and dry. Wet, cold spring, but without snow of any consequence. Summer 1828. Various; some very hot days, but generally pleasant, with showers. Indian corn excellent. Fall of 1828. Sickly. May 1, 1829. Winter mild, open, till 11th February, when a little snow, sharp frost, no rain, snow off in the end of March; showers to 1st of April. May rather hot, 86 deg. at times. June and up to July, cool and pleasant, 76 deg.

The lady who writes letters from the backwoods observes, under date, November 20.—“My experience of the climate hitherto is favourable. Autumn very fine, slight frosts on September mornings; more severely in October, but during the day warm and cheerful. November in the beginning soft and warm; latterly, keen frosts and snowfalls, but bright and dry. May 9, 1833, snows of December continually thawing; not a flake on 1st of January; couldn't bear a fire; weather open till 29th of January, then cold set in severely. 1st of March, coldest day and night I ever felt, even painful; 25 degrees below Zero in the house; breath congealed on the blankets, and metal froze to our fingers; lasted only three days, and then grew warmer. 19th of March, snow lay deep till a

fortnight ago, when a rapid thaw has brought a warm and balmy spring. Though the Canadian winter has its disadvantages, it has also its charms; the sky brightens; air exquisitely clear and dry; I enjoy a walk in the woods of a bright winter day, when not a cloud, or the faint shadow of a cloud, obscures the soft azure of the heavens above; and but for the silver covering of the earth, I might say, 'It is June, sweet June.' May 10th, the weather oppressively warm; I am glad to sit at the door and enjoy the lake breeze; black flies and mosquitoes annoying; forest trees all in leaf; verdure most vivid. November 2, 1833, changeable seasons; spring warm and pleasant; from May to middle of harvest, heavy rains, cloudy skies, moist hot days; autumn wet and cold; I must say at present I do not think very favourably of the climate. March 14, 1834, you say the rigours of a Canadian winter will kill me; I never enjoyed better health, nor so good as since it commenced; there is a degree of spirit and vigour infused into one's blood by the purity of the air that is quite exhilarating; I have often felt the cold on a windy day in Britain more severe than in Canada. There are certainly some days of intense cold, but it seldom endures more than three days together; and blazing log fires warm the house, and when out of doors you suffer less inconvenience than you would imagine while you keep in motion. July 15th, winter broke up early, by end of February snow disappeared; March mild and pleasant; last week of April trees all in leaf. 16th of May, cold sharp winds; heavy storms of snow nipped the young buds and early seeds. November 28th, winter fairly setting in; I do like the Canadian winter."

"You ask me if I like the climate of Upper Canada; I do not think it deserves all travellers have said about it; last summer very oppressive; drought extreme; frosts set in early; very variable; no two seasons alike owing to clearing of the forest; near the rivers and lakes the climate is much milder and more equable."

Mr. Shirreff estimates the duration of winter in Upper Canada at four months, and observes: "Upper Canada differs from the lower province in climate by having a longer summer and a shorter winter; while the extremes of heat and cold, as indicated by the thermometer, are nearly the same in both provinces. The waters of the St. Lawrence and lakes, inclining to the north-east, the climate improves in ascending the waters till reaching Amherstburgh in about 42 degrees of latitude. The province, as far as it is accurately known, has not an eminence of sufficient height to affect temperature, and the climate of different situations may be estimated according to their latitudes. In the most southerly parts, near the head of Lake Erie, the length of the winter varies from two to three months; ploughing commences about the 1st of April, and cattle and horses are allowed to roam in the woods during winter, a practice which marks the mildness of the climate, and also perhaps the laziness of the inhabitants. The climate of Upper Canada is as healthy as the lower province, although the inhabitants are more liable to sickness from the surface not being so well cleared of forest."

We have here given in detail a complete narrative of the incidents of the climate of Canada with perhaps some prolixity, and exhibited it as it affects a practical farmer of the country, an occasional visitor, and a lady

settler. To us it appears the most important inquiry connected with these settlements, because, except on the score of climate, they present far greater advantages of soil, productions, communication, supply of labour, and proximity to markets, than any other.

It is obvious that Upper Canada is by no means so *agreeable* a climate as those which we shall have afterwards occasion to notice; nor perhaps is it, on the whole, so free from causes of disease. Regions which can produce two crops in the year, which can receive all seeds without risk of destruction by frost, and can raise fruits and other vegetables of almost a tropical character, cannot fail also to offer great facilities to the agriculturist, store farmer, and wool grower. They are also much less liable to the fever and ague which produces such annoyance in countries liable to extremes, and to great deposits of vegetable alluvion on the shores of lakes and rivers.

But while these differences ought to be duly appreciated, it appears to us from the foregoing *vidimus* of the Canadian weather, that the climate of Upper Canada, especially towards the north and west, is by no means so objectionable as has been represented; that its rigours are not so formidable, and that every day the progress of settlement is diminishing their severity. A certain degree of rigour is protective of health; it effectually kills corruption, pulverizes the soil, and braces the system; the complaints of sickness are not so great anywhere in Canada as in the United States. The aspect of the people is less sodden and parched; the flesh is more rounded, and consumption is not so common as in the eastern states, or fever so frequent as in the western.

We ought however to state our impression, that both here and in the Western States, much is attributed to the climate with which it has nothing to do. The depression which attacks new settlers at the thought of having parted with their native home, renders them liable to attacks which would otherwise not affect them; the despondency which weighs upon them as their first difficulties arise, assists other febrile causes; the fatigue and exposure they encounter; the want of that care to provide against the physical consequences of contact with the elements, and of the temporary deprivation of those means of comfort which they before enjoyed, have all to be taken into account. Delicate females, gentlemen who never before handled an axe, cannot all at once entirely change comfort for privation or toil, without being affected by the transition; but we believe the greatest mortality to arise from the sudden and complete change experienced by starving peasants, from famine in Ireland or want in England, to a country where whisky is to be had for 3d. per bottle; where butcher's meat is served to the labourer three times every day; and where there are pickles and sauces, and preserves, and pies, and fruits, and kinds of bread and vegetables innumerable, at their command, to any extent to which their consuming power may reach. It is our decided opinion that, if all classes would be as careful of avoiding unnecessary exposure in Canada as the same persons were in England, and if they would be as moderate in their eating and drinking, both as to quantity and (especially) quality, they would enjoy better health in the dry atmosphere of Upper Canada than in the humid climate of England. But daily whisky, hourly tobacco, in smoke, or juice, long sauce, short

sauces, sour pickles, pork, pumpkin pie, Johnny cake, corn bread, and bread in every indigestible shape in which it can be devised, acid fruits in high summer, every variety of vegetable in every form of cookery, medicine and advice miles distant, changes of clothing after exertion, or the broiling of a hot sun not very accessible; these are incidents which would make a "stomach doctor's" hair stand on end, and would in this country kill off a greater number than in Canada. Even in England typhus and other intermittents carry off an enormous mass of our population, while consumption, a disease little known in Upper, and not very much in Lower Canada, is our perpetual scourge. Cholera, influenza, are more fatal here than in the colonies, and the observations made by our military physicians with regard to the health of our troops at our different stations, where all other circumstances are precisely the same, lead to the conclusion that they enjoy as good health in Canada as in any other colony.

A great contrast exists betwixt the condition of the Canadian population, and that of the inhabitants of the United States. The continental republicans are greatly more industrious, active enterprising, and prosperous, than the colonists—indeed, so much more so, that while the emigrants from the United Kingdom to all parts for the twenty-four years ending 1848, numbered 1,985,686, the proportion which went direct to the United States, was 1,040,797, and in 1848 alone, 188,233, while those to our colonies, in that year, only numbered 59,856, and of those who yearly land in Canada great numbers (sixty per cent.), percolate to the neighbouring republic. From New Brunswick alone we are informed that 20,000 souls removed to the States last year, and from Bremen the migration thither is 60,000 souls yearly. Our French habitants, a simple but unenergetic race, are ill adapted to make a stirring colony. The enormous tracts of land granted to absentees and reserved to the clergy, intervene betwixt the "clearings" of the settlers, and obstruct that concentration of population which is necessary to effective co-operation. The absence of entire self-government in the colonies has the necessary effect of rendering public spirit apathetic, nor can it be stimulated, by that sense of nationality which energizes an independent population. Above all, the mutual co-operation of eighteen millions of people, spread over a surface raising every variety of produce, and commanding every variation of climate, must necessarily be much more effective than that of a million and a half of a mixed race inhabiting a region where there is no diversity, either of production, climate, or circumstances. Undoubtedly also, for the mere production of wealth, the southern and the most western states, with a very short winter, vast prairies, large tracts of alluvial valley, and seasons, which in many districts bring tropical productions, and in all Indian corn, to perfection, are better adapted than our colonies. In proportion, however, nearly to their productiveness, is their unhealthiness. The valley of the Mississippi, along a great part of its course, is a mere grave, and as a general rule it would appear to hold true that the milder the climate, the more prevalent is fever and ague. It is also worthy of notice that not only are the prices realised for produce in Canada better than they are in the Western States, in comparison to the cost of transit, but that the greater proximity of

Canada to Europe than the Western and Southern States, and the easier internal traffic to the ports of shipment are countervailing items. Labour is also cheaper in Canada, and the more ample supply of hands coupled with the superior state of society in Canada are considerations which, to a British capitalist, or emigrant of the middle classes ought not to be overlooked. Taxation is lighter in Canada than in any country in the world, amounting to little more than 2d. per acre.

### WHO SHOULD EMIGRATE?

"A child of seven years," observes the Backwoodsman, "is, in Upper Canada, considered worth his maintenance, and a boy of twelve, worth three dollars and a half per month, with his board and washing. 'A poor man with a large family' is, in Canada, a contradiction in terms—for with a large family he ceases to be poor.—"All mechanics and artisans will do well in Canada. Even weavers make good farmers, and in the Bathurst district are very prosperous. A sober blacksmith might make a fortune!"—A farmer who commences with, say £250, ought in six years to have a good, well cleared, well stocked farm, with house and outbuildings complete, and the whole of his capital in hand besides.—where a man has a large family of sons, a large capital will yield an excellent and certain return."

Howison, Ferguson, and indeed, all the writers on the subject, concur in the assurance that "either the moderate capitalist, or the industrious labourer or artisan, cannot fail of success. Fortunes will not be made, but it will be the settler's own fault if he does not enjoy in large abundance every *solid* comfort of life."

The lady emigrant recommends artisans to keep to the village, towns, and long cleared districts—and observes, that men of moderate income or good capital, may easily double or treble it by judicious purchases of land to resell. To lend money on mortgage is very gainful from the high rate of interest procurable—"Those who have money at command can do almost anything they please."—The poor gentleman of delicate and refined habits, unwilling, or unable to work with his own hands, and without capital to command plenty of assistants, ought to stay at home. Indeed it is not advisable for even a person of moderate capital to become a farmer unless he can "put to his hand" as an example to his labourers.

A settler's wife should be active, putting *her* hand to every household work—"she must become skilled in sugar-boiling, candle and soap making, and the baking of bread, the manufacture of leaven, salting, and curing of meat, and fish, knitting of all kinds, spinning, dyeing, and making into cloth and clothes her wool and flax, for there are no tailors or mantua makers in the bush—she must also manage poultry, butter, and cheese. I have seen the accomplished daughters of officers of rank, milking their cows, and churning their butter. I am sorry to observe women come hither who give way to regrets which destroy the harmony of the fire side, and deaden the energies of husbands and brothers by constant repining. Having made up their minds to follow their husbands or friends to this country, it would be wiser to conform with cheerfulness to their

lot, and bear with sprightliness that burden which becomes light when it is well borne."

## LOCATIONS.

Mr. Ferguson recommends Toronto as the head quarters of those who intend making a purchase of land. There he is sure to meet with numerous offers of farms, and, in inspecting the plans of the public land, he will be enabled to avail himself of the valuable advice and assistance of the superintendent. The rich and heavy land of Upper Canada is not to be found in general on the immediate banks of lakes or rivers. The Gore, Niagara, London and Western districts of the Western section of the province, Mr. Bouchette regards as the most eligible for settlement, having a pleasant climate, excellent land, and numerous useful rivers. The Simcoe district is equally recommended, and regarded as more free from ague. Mr. M'Grath speaks highly of the township of Adelaide in the London district, where he preferred the "bush" to cleared land. Mr. Sommerville, of Mayfield, township, of Whitby, near Windsor Bay, gave £260 for one hundred acres in that district (fifty-nine cleared), and from his account it would appear that it is most desirable to purchase land partly cleared, as a mere question of profit and loss, to say nothing of the comfort. His neighbour, an emigrant from Scotland purchased two hundred acres, and although he commenced without capital, and also once lost all his property by fire, he had at the end of twelve years three hundred acres cleared, and was worth £3,000—while another of three years standing had increased £500 to £1,300. The backwoodsman regards the London and Western districts as the garden of Canada, and concurs with several authorities in thinking the Huron Tract as the most eligible, of the best quality of soil, of large extent, (thus affording choice of selection), superior water privileges, and water conveyance to carry away the produce. It is also very healthy, and the prevailing westerly winds, blowing over the lake, which never freezes, temper the rigour of the frosts and summer heat. It has also good roads, and is becoming rapidly settled. Mr. Evans says the whole tract is alluvial in formation, of a rich deep vegetable mould intermixed with sandy loam.

To intending settlers this general description of the districts is better than minute details which can be more precisely ascertained at Toronto or other head quarters, brought up to the most recent date, in a country where changes from wilderness to population are very rapid and capricious.

\* "Lower Canada was left out of the comparison (between Canada and the States), on account of its long and severe winter. There was a general agreement that the triangular territory of which two sides are formed by Lakes Ontario, Erie, and Huron, is as fertile as any tract of the same extent in the States."

"It is probable that the, as yet, very thinly populated, but fertile district on the lakes, may take great strides in advance of the rest of Canada; and a well informed farmer, who is settled twenty miles back from Toronto, told me, that a British farmer, possessing from £300 to £500, accustomed to work and plain living, could not fail to do well. I asked how a man with a £1,000 could do. He could do any-

## CHOICE AND COST OF LAND.

The government price of land in Upper Canada is 6s. 7d. per acre, and not less than one hundred acres can be sold to each individual. Clergy reserves 9s. 6d.; the Canada Company charge from 7s. 4d. to 35s. per acre for wild land according to situation. The expense of clearing land ranges from £3 10s. to £4 10s. per acre. Mr. Butler gives an estimate of the expense of clearing twenty acres, and the concurrent profit for the first three years cropping, from which it would appear, that by the process of chopping, the mere clearing would be £80, seed, labour, &c., &c., £37 10s., and the profit £165, leaving a balance of £47 10s. By "slashing" the cost would be £133 14s., and the gross profit £201.

A farm of good land can be purchased, says Mr. Pickering, about Talbot district, or almost anywhere in the Western part of the province, at from 11s. 3d. to 22s. 6d. per acre. A farm of two hundred acres, seventy cleared, with a good log or small frame house, a barn, and a young orchard, &c., &c., say at 18s. per acre, or £180; (£22 10s. down, and so forth yearly), may settle very comfortably a farmer with £200, and cover all necessary outgoings. Stocking the farm, furnishing the house, and paying the first deposit, would cost £148 10s. A year's expenses would be £126 13s. 6d., and gross profits £260 5s. "With the beef and vegetables allowed in the calculation, 282 dollars will keep a family of four or five persons well during the year, leaving a clear profit of 200 dollars, or £45, besides the improvement of the farm; and if hemp and tobacco were made part of the productions, the profits probably would be larger." Mr. M'Grath calculated the cost of purchasing and clearing an acre of land at £6 6s., and the proceeds at £8 15s., leaving a first year's profit of £2 8s. 3d. Mr. Ferguson, in his practical notes, calculates that a farmer, with a capital of £500 in the township of Nichol, would clear £200 the first year, £380 the second, £420 the third, and £600 the fourth, besides a cleared farm, fenced, and with the necessary stock and buildings, being equivalent in all to £1,200 in four years. This calculation is indeed severely criticised by Mr. Shirreff, who considers that at the end of the fourth year the settler is only worth £427 8s. 2d. after paying all expenses. But we think this writer is not borne out by other authorities upon the subject.

Mr. M'Grath gives the preference to the plan of buying uncleared land to that of buying a cleared farm. It is secured against having been run out, and the title is unquestionable. No doubt it would be a useful precaution in taking a cleared farm, to have it for a year on trial, so that the purchaser may satisfy himself of the good heart of the soil—but with that precaution and with proper care, in seeing to the title, there can be no doubt of the superior advantage of taking cleared land by inexperienced persons accustomed to a European life.

thing! he said. He could be either a farmer or a dealer. Bless you, sir, £1,000 of your money makes a considerably snug man, either in Canada or the States. Altogether (at Toronto), there was as much outward appearance of advancement, as in the towns on the States side."—PRENTICE

The *rent* of a cleared farm in fine situations is from 10s. to 20s. per acre, and in less populous places from 5s. to 10s. The most common method is farming on shares, the proprietor receiving one half or one third of the produce. The erection of a GOOD LOG HOUSE costs from £35 to £60; a frame house about £90; barn and stables from £30 to £40. The Emigration Commissioners calculate the profits on farming at thirty per cent. on the capital.

### LIFE IN CANADA.

A Scotch settler emigrating to Lower Canada with £300, purchased 300 acres (50 cleared,) with a log-hut and a good framed barn, price £300 by annual instalments of £100 the first year, and £50 each of the others, with interest at 16 per cent. A yoke of oxen cost £15, three cows £15, ten sheep £5, a horse £7, agricultural implements, furniture, kitchen utensils, pigs, poultry, &c. The first year he put in a small crop, raised fences, cleared 3½ acres of woodland, which he sowed with wheat in September, and occupied the autumn with his late oats, potatoes, and Indian corn; he hired another man to cut the trees into lengths to burn, and by the 10th of April he had completed the clearing of 30 acres, besides splitting rails and making firewood. In spring he had only £50 left, and £200 yet to pay; his 30 acres of crop looked indifferent; there were great falls of rain, his horse died, his sheep were devoured by wolves, and an old sow gobbled up all his goslings. But it soon cleared up, his felled timber became very dry and easily burned; he planted 20 acres of Indian corn between the stumps, and 10 acres of oats and wheat. The rest of his money was spent on clearing 5 acres of wheat, and in turning his oxen into good pasture for Montreal market in winter; his crops were good, his potash from his burnt timber sold well; he purchased another yoke of oxen, and got in his fire-wood before winter. The result was that, in a few years, his property was worth not less than £3000; he received letters from his brothers located in Illinois, which gave a deplorable account of their health and condition.

Another emigrant, from Beith, Ayrshire, travelled through the Western States, and gave a most favourable account of Illinois, but a very indifferent report of the climate as indicated by the appearance of the people. But we are inclined to suspect that both statements in this respect are prejudiced or interested by the fact of these persons being Canadian settlers; and it ought not to be forgotten that, in all countries, England as well as others, epidemics seize whole counties. It was but the year before last that influenza was so universal that the death column of the Times was five times its usual length, and that institutions and schools were entirely closed from the universal prevalence of disease. The last emigrant, above mentioned, purchased a good farm in Upper Canada, and reports favourably of his own prospects and those of his neighbours. He also says that farms to let, yield to the proprietor a return of upwards of 10 per cent.

A Scotch settler speaks highly of Sandwich in the Western District, as possessing a very fine soil and excellent markets, particularly at Detroit:

"but what chiefly fixed his determination was the salubrity of the climate, which is immeasurably superior to most other places." Another in Zorra cautions emigrants against States' notes, and observes that, although his health had been very bad in Aberdeenshire, in Canada he had not had an hour's sickness in ten months of hard work, and a very rough life of it, and that it is a very fine country. A settler at St. Clair recommends New York as the best port of debarkation; he speaks most favourably as to health, calls the climate moderate, not having been prevented for a single day from outdoor work, and never housing cattle in winter; he dissuades all from going to Lower Canada, Halifax, or St. John's, on account of the severity of the winter. And although he landed without a shilling, his prospects soon rose to such a point that he became proprietor of 200 acres of land, and £22 in money. A clergyman at Perth U. C. says: "As to farming, with a family able and willing to work, your friend may live very comfortably. Few people accustomed to home comforts like this place at first, but most settlers become fond of it after a short residence."

The lady emigrant describes the district of Peterborough as eligible, and the society, composed to a great extent of British officers, as excellent. They keep stores, cultivate farms, and they and their families cheerfully put their hands to any kind of work. She likes the manners, and particularly the tendencies of the United States' settlers, which, though, extremely cold and simple, are really polite and kind.\* She gives a less favourable account of those of British settlers of the lower classes, particularly Irish and Scotch, who are too apt to mistake rudeness and even insolence for independence. Settlement in the bush is earnestly deprecated from the many hardships it at first entails; supplies run short; there are no, or very bad, roads; cattle are lost, cows die of a hard winter, pigs trespass everywhere, and you have to put up with a shanty for a year or two. After making their purchase of a "lake lot," the lady and her husband, "through bush and through briar," reach it with difficulty, and are welcomed by, and become the temporary guests of, the kindest neighbours. A "bee" is called to build the house, which consists of friendly meetings of neighbours who assemble at your summons to raise the walls of your buildings. You provide abundance of food and plenty of whisky, and everybody considers himself bound to turn out to help the stranger. It was the end of October; sixteen good Samaritans assembled; the work went merrily on, with the help of plenty of whisky. Huge joints of salt pork, a peck of potatoes, a rice pudding, and a loaf big as Cheshire cheeses, formed the feast. In spite of the differences of rank, the greatest harmony prevailed, and by night the outer walls were raised." "A nice small sitting-room with a store-closet, a kitchen

\* "The look and demeanour of the men in the United States is rather staid and aristocratic than otherwise; self-introductions are made respectfully but without grimace, or the affected gesture of an overstrained courtesy."

"I could not help marking the quiet and gentlemanly demeanour of the company, a great portion of whom were tall, fine-grown men, with a very intellectual cast of countenance. As we did not find two seats together, a gentleman said courteously, 'You are strangers, you would like to sit together; I will find another seat for myself.' There was no hurry—the Americans do not seem to be in a hurry—but they 'get on.'"—PRENTICE.

pantry, and bed-chamber, form the ground floor; there is a good upper floor that will make three sleeping rooms; a verandah to the south with slopes adorned with beautiful parasitical plants, forms a summer dining-room; the parlour is warmed by a Franklin stove, and the furniture simple, useful, and neat, adorns the dwelling with humble comfort. The Indian summer is succeeded by walks through the snow-clad woods, and spring brings round the manufacture of sugar from maple sap, "little if at all inferior to muscovado." Then comes oppressively warm weather, and with it black flies and mosquitoes, and their consumers the lake fish, masquinonge, salmon-trout, white fish, black bass, and many others. Fishing and shooting the myriads of wild fowl which re-appear at the breaking up of the ice, combine pleasure with profit; then came a logging bee to burn up the timber felled on the clearings for potash; the ground fenced and crops of oats, corn, pumpkins, potatoes, and turnips raised, which however are regarded as less profitable than the rearing of stock, as a labourer receives ten dollars a month and his board, while wheat fetches only from 3s. to 4s. per bushel. The return of winter brought scenes of picturesque beauty and exhilarating pedestrian and sleighing excursions to cordial neighbours and Indian villages, and all seasons in their turn brought their interest to the ornithologist and botanist in the profusion of the flowers and the variety of the birds. Then came in the usual course a farm cleared, a new house built, numerous new settlers, roads cut, a village, mills, and a steam-boat on the lake. Fever and ague laid the family prostrate, but only for a short time; and their crowning luxury was a garden producing every variety of fruit and vegetable in perfection.

A clergyman planted himself in the bush with his family; their fare was salt pork and potatoes three times a day; often no bread, except made of crushed corn from a bad hand-mill; their cow died of the hard, fodderless winter; a shanty imperfectly kept out the cold; next year a block-house improved their comforts; after a general ague and many privations, clearings made progress, the tide of settlement set in; a saw mill was built; then a grist mill, two stores, and at last a village. Land rose in value; a congregation restored the parson to his proper duties, and all has gone well with him.

The letters of the Magrath family are well deserving of perusal. "Being informed," they proceed, "at Toronto, that the emigrant can purchase wild land at 5s. or 10s. an acre, the writer proceeds to inspect—for fifteen miles in a public coach; then by a hired wagon, and a guide, and roosts for the first night in a settler's shanty. Ill refreshed, he starts next morning, and at length is told by his companion, 'this is the lot.'" He returns to the shanty where the settler is ready to share his last loaf with a new neighbour. Engaging accommodation for his family at the nearest farm, he conveys them by a new purchased wagon and horses, with provisions for six weeks to his lot. Men, oxen, sleighs are procured, a brush road made, a wooden camp erected, bedding and provisions deposited in it, and a frying-pan, dinner of pork and paste cakes consumed. A log-hut is then erected, and the family planted. The expense of all this, of clearing ten acres, and buying two hundred, is stated at £178; for £29 more he may at once find a lot partially cleared; ten

arable acres in good heart, house, and offices ready built, including a dairy, wash, and fowl-house and garden; "thus enjoying, in his first year, many necessities and comforts (and of his own production,) that could not be grown till the second in the bush, and being enabled to purchase others at a moderate rate, in an *established* settlement, which in a new one must be procured at an *advanced* price." Mr. T. W. Magrath purchased 700 acres in the bush eighteen miles from Toronto, for £325, and with the aid of seventy kind neighbours, they erected a house of three stories, a verandah, a barn 60 feet by 36 and 18 feet high, an ice and root house, and dairy, at the cost of good will, 12 dollars, and 2s. 10d. worth of nails. The family, with the aid of two carpenters, finished the inside handsomely. Twenty acres were meanwhile cleared with hired help, planted with wheat between the stumps, and sown down with timothy, grass, and clover. After wheat, hay is the only crop taken, till the removal of the stumps, when the plough has room to enter. Of this two tons are cut per acre with the cradle scythe, which gets through from two to three acres a day.

The man who has land and seed, leaves the management of them to the labourer on shares, who takes half the produce, and draws the rest into the barn of the proprietor. On taking logs to be sawed, one halfacre left for payment; and wool is carded, spun, and woven into cloth, on the same plan of taking part in payment of the rest.

"When we first came here," observes Mr. Magrath, "our hands were delicate, unused to manual labour, but seeing every one round us, magistrates, senators, councillors, and colonels, labouring steadily, we fairly set to. Charles can make a great gap in a field of corn, and James can cut two acres of rye before dinner. He makes all the waggons, sleighs, harrows, &c., and I shoe the horses, make gates, fences, chimney pieces, and furniture,—an ivory tooth for my girl, and an iron one for my harrow,—work in the potatoe field in the morning, and figure at the Toronto ball at night."

Mr. Radcliffe, his brother and their friends settled in the Huron tract, in the bush, and gave ten shillings per acre for uncleared land. His house, 46 feet by 16 feet, and consisting of a parlour, drawing room, hall, kitchen, five bed rooms, two stacks of chimneys, and Cantalievre roof, cost £50. His brother's large log house cost £25. Their farms in the Adelaide district were beautifully situated and of fine soil, well timbered. Venison brought to the door at a half-penny per lb., mutton, beef, fowls and potatoes. Butter 7½d. Cattle do not stand the winter in the woods well, at least the first year. Clearing by task is done at 28s. per acre; but care should be taken to have a written agreement at the sight of arbitrators. "Now my dear A.," he continues, "as to advising you whether to come out or not, as I promised to do, I can safely say from all I have seen and heard, that if you can contrive to reach my house with £500 in your pocket, you may, with your present experience, insure yourself a certain and gentleman-like independence."

"We are now comfortably settled, and should have little to complain of if the state of the roads would permit me to haul my luggage up from the lake; but the mildness of the winter prevents this, as there has not yet been sufficient frost and snow to admit of sleighing. What renders

this settlement peculiarly agreeable is, its being peopled by British families of respectability, living within a few minute's walk of me. We are making rapid advances, and there is every reason to look forward to the future with the happiest anticipations.

"Whenever you have money to transmit, lodge it to my credit with the London agents for the bank of U. C., as it will be paid by the bank at York, with the benefit of exchange. Bank stock is now upwards of 12 per cent."

These letters contain many animating descriptions of sport, in hunting, fowling, and fishing, from which it would appear that Canada abounds with game of all kinds; and they conclude with a caution against being deceived with the high nominal wages given. In comparison to the superior value of the work done, and the cheapness of food, it is not considered that the wages in Canada are very much greater than those in England, while it has to be remembered that a Canadian shilling is much less than an English one, and that wages are often paid in truck, by an order on a store, for goods which are charged at a high rate of profit.

We have already observed upon the dry-haired grumbling depreciation which runs through Mr. Sherriff's account of Canada, and which appears to have been poisoned by political animosities. He is flatly contradicted by nearly every authority on the subject, and we place small reliance on his dicta. He states that game of every description is so scarce as hardly to be said to exist, while we find it a universal statement that it is so abundant. Wolves, bears, cat-a-mounts are generally complained of by the farmer. Beavers, racoons, martens, deer, hares, partridges, pigeons, ducks, wild turkeys, quails, a great variety of fish are abundant. Any person of the slightest reflection must see that this must be so, from the vast expanse of forest and prairie, the large space of uncleared land, and the great extent of water. Snakes of many, some of dangerous kinds, are found in particular districts, but they do not seem to produce much annoyance. A much more troublesome vicinage is that of black flies and musquitoes, and also, for vegetable life, the wheat and turnip fly.

A large farming capitalist, in the township of Yorra, grows "more and more enthusiastic in favor of the country: climate delightful,—neighbours excellent and obliging,—would not, for twenty thousand pounds, return to Scotland. I rise at five; while the servants manage breakfast, I light the fire, to have all ready by daylight. My shoes are not blacked, but greased. I have cut down twenty acres,—seven axes getting through an acre a day. As currency goes as far here as sterling in England, I am a gainer of more than a fifth; with the high rate of interest, cheapness of living, and exemption from taxes, I am at least three times as rich a man as I was at home."

These pages are written not for the purpose of forming a *vade mecum* to a settler after he is located. He will get far better advice and information as to details on the spot from his neighbours than any to be found in books. Minute directions as to distances, routes, conveyances, fares are also much more accurately afforded at Quebec or New York, by Emigration Agents or Societies, who can supply the most recent information, and who, from the increased facilities which every day presents for locomotion, can promise the emigrant quicker and cheaper transport

their country or to their countrymen but detestation and contempt: indeed, their own recollection of both is, that they have beggared and done nothing to help them. If a collection of their letters could be made, it would be found that the nearly universal sentiment was that of enmity to the British Government, and congratulation on their having shaken its dust for ever from their feet.

In 24 years Canada has lost 1,400,000 most valuable settlers by our idiotic neglect of the means of colonization by the State. We cannot without indignation reflect on the self sufficient complacency with which the Colonial Commissioners announced the transmigration of British subjects to the States, and the falling off in the Canadian demand for employment, in a province which has millions upon millions of acres of the finest land in the world waiting only for labourers to make it fruitful, the colony great, the mother country happy, by supplies of food in exchange for her manufactures. This is *not* an indifferent matter; the capital, year by year more considerable, carried by these emigrants, from the mother country, is by such supineness, lost to our colonies and given to our rival—useful and valuable colonists are converted into grudging and active enemies, and worst of all, by settling in the States they turn the whole tide of emigration thither, and foster among the friends and relatives they leave at home disaffection to the State, contempt for our institutions, and a determination in intending emigrants to settle, not in our colonies, but in the States among their connections. We have elsewhere shown that Western Canada contains the finest tracts of unreclaimed land in the world, crying out for culture. In place of sending our subjects thither, we squeeze them out of these islands, drive them away from the very soil that clamours to be tilled, and promises abundance, and compel them by neglect and discouragement to throw themselves into the arms of a rival power to which common gratitude for shelter, employment, and final independence, must bind their hearts and conciliate their best affections. Such a scandalous abdication of the paternal duties of Government cries shame upon us all; and we call upon the nation to enforce upon the executive the necessity of adopting immediate measures for securing to our North American possessions, the full advantage of that tide of population which alone is wanting to render them the happy home of our redundant numbers, and the fostering granary, and best market for the manufactures, of the mother country.

## THE UNITED STATES.

As the object of this work is confined to the supply of such information as may be necessary to enable intending emigrants to judge of the eligibility of the various fields of settlement, it is not our purpose to superseede the functions of a gazetteer; we shall not therefore give a minute geographical description of the United States of North America—but, referring the reader to the map and to its topographical explanation, we shall proceed to inform him of what in reference to the selection of a resting-place it may be desirable for him to know.

## GEOGRAPHICAL DIVISIONS.

The Eastern States bordering on the Atlantic, and bounded on the west by the Alleghanny range, comprise New England, inhabited by the Yankees proper, the descendants of the English puritans. The Western States range between the western slope of the Alleghannies, and the eastern side of the Rocky Mountains; to the west of these again, on the western side of the Rocky Mountains is California, the recent acquisition of the United States, abounding in gold, quicksilver, cattle, and a fertile soil. The southern or slave states form the southern boundary of the western and eastern states. To the southern states has lately been annexed the territory of Texas.

## THE EASTERN, OR NEW ENGLAND STATES.

We have already seen that the easternmost portions of British America have the coldest and longest winters, and the fiercest summers, and that the further west you go to the extreme point of Upper Canada, the climate gets more temperate, until the winter, which, at Quebec, endures for six months, is reduced at the westernmost point to little more than six weeks. Although the eastern states of the neighbouring republic are further south than Canada, they are quite as far east, and consequently the winters are rigorous, and the summer heats torrid. They are also subject to more sudden extremes of temperature, which, combined with greater atmospherical moisture, render them more productive of consumption and other pulmonary affections. They have been settled for 200 years, and are the oldest and most populous districts of the Union. With the exception of those located in the aguish districts along the flats and lakes, the population of New England are nearly as robust as the inhabitants of Great Britain. The bracing air of its winters fits it well for manufacturing industry; and persons of European descent there display more energy and faculty of work than in the West or South. The regular Yankees of the working classes migrate to other districts where they may be their own masters, or dispense with manual labour. For the European labourer or artizan, there is therefore left open an excellent field of employment in the Atlantic cities and farming districts.

Cobbett, writing from Long Island, New York, states that "from December to May there is not a speck of green. The frost sweeps all verdant existence from the face of the earth. Wheat and rye *live*, but lose all verdure. In June crop and fruits are as in England, and harvest is a full month earlier than in the south of England." His weather journal thus reports. "6th May. Very fine day as in England. 7. Cold, sharp east wind. 8. Warm day, frosty night. 9. Cold shade and hot sun. 10. Dry, grass grows a little. 11. Thunder and rain. 12. Rain, then warm and beautiful. 13. Warm fine day. Lettuces, carrots, onions and parsnips just coming up. 14. Sharp-dry,—travel in great coats. 15. Warm and fair; Indian corn planting. 16. Dry wind and warm; cherries in bloom,—elder in flower. 17. Warmer than yesterday. 18. Fine.

19. Rain; grass grows,—potatoes planted. 20. Warm. 21. Fine, warm morning, and evening coldish. April sown oats up. Rest of the month warm and dry,—every thing coming in blade, leaf, or flower. 1st June. Warm, but a man covers his kidney beans for fear of frost. 2. Warm rain. 3. Fine cold night. 4. Fine rain. 5. Rain. 6. Fine. 7. Warm. 8. Hot. 9. Rain all day. 10. Fine. 11. Finer. 12. Not a cloud in the sky. 13. As hot as English July in common years. 14. Fine and hot but always a breeze. 15. Rain. 16 to 20. Fine. The whole garden green in eighteen days from sowing. Green peas and cherries ready to gather. 21 to 30. Two very hot days,—two of rain, the rest fine. July. Six fine days,—seventeen fine, but very hot,—eight fine, but “broilers,” 85 deg. in shade, but a breeze,—two rain. Never slept better in all my life. No covering,—a sheet under me and a straw bed. The moment aurora appears I am in the orchard. It is impossible for any human being to live a pleasanter life than this. 1st August. Same weather; two shirts a day wringing wet. Twenty tumblers of milk and water every day. No ailment,—head always clear. Very hot and close; often not a cloud. 28 and 29. Windy and cold. 30th August to 11th September, hot and fine. 12. Rain. 13 and 14. Cloudy and cool. 15. Fair and cool—made a fire. 16. Rain,—warm. 17 to 30. Very fine, but a little rain on two days. October 1 to 16. Very fine,—56 deg. in the shade. 17. Warm,—smart morning frost. 18. Rain at night. Beautiful day. 19 to 31. Very fine days, but frost in the mornings, and warm rains occasionally. Thermometer 56, 67 and 70 deg. in the shade. Indian corn harvest. Gathered last lot of winter apples. Pulled up a radish weighing twelve lbs., and measuring two feet five inches round. November 1 to 30. Occasional warm rains, but splendid weather throughout, like an English June. 63 deg., 61 deg., 69 deg., falling gradually to 55 deg. in the shade. Left off my coat again. White and swedish turnips grow surprisingly,—loaved lettuces, endive, onions, young radishes, cauliflower. Rye fields grow beautifully. December 1 to 15. Open, mild weather, with more rain. 16 and 17. Sharp nor’wester, hardish frost. 18 and 19. Open and mild. 20. Hard frost. 21 and 22. 22 deg. below freezing point. 23. Milder. 24. Thaw. 25. Rain. 26. Fine, warm. 27. Cold. 28 and 29. Ditto. 30. Rain. 31. Mild and clear. January 1 and 2. Same. 4 to 16. Hard frost and some snow. 17 to 21. Moderate frost and clear. 22 to 2nd February. Hard frost with occasional thaw. 3 to 25. Frost with occasional snow and thaw. 27. Complete thaw. 28. Very warm. March 1 to 31. Open weather, with some dry warm days, except 3rd, 5th, 6th, 7th, 28th and 29th when frost. We have had three months’ of winter. In England it begins in November, and ends in March. Here we have greater cold,—there four times more wet. I have had my great coat on only twice. I seldom meet a waggoner with gloves or great coat: it is generally so dry. April 1 to 17. Fine, warm, occasionally rain. 18 to 23. Cold, raw and cutting. 24. Warm night; warm and fair day. My family have been more healthy than in England. We have had but one visit from the doctor. This is a better climate than that of England.” Such is the account by an acute and practical observer, by one who toiled and worked in the field and garden, of the climate and weather of the Eastern or New England States of America. At

the same time we are bound to add, that the more general account given of this region leads to the conclusion that the extremes of heat and cold are more excessive and sudden than this diary would lead us to infer. Consumption is the natural accompaniment of such an atmosphere, although that tendency is not aggravated, as in the case of England, by an excess of moisture. The weather, as a whole, is here evidently much more pleasant than that of England, being drier and clearer, and much more favorable to the growth of vegetable productions. But it is universally admitted that the appearance of the people is more sodden, sallow, and spare than that of the British; having little of the freshness and roundness of form which predominate in England. Writers generally remark that there is in the Eastern States, a somewhat lower average of health than in these islands. Every body talks about their health,—the healthiness of his location;—and betray much sensitiveness to any doubt expressed as to its salubrity. The chief professional men of the country not unfrequently complain of dyspepsia and broken health, and Europe is with them a general resort at not rare intervals.\* This however, we are satisfied, is less the result of the climate than of the intensity of the American mind, the provocations to mental excitement and

• LIFE INSURANCE IN THE UNITED STATES.

(From a Correspondent of the Emigrant's Journal.)

You recently referred, in your 'Journal,' to the rate of assurance premiums as affording a criterion of the relative rate of mortality in the United States. On that point I have had occasion to make inquiry, and find a considerable difference in the practice of offices. The Scotch offices, however, are the most carefully managed, and I give the result of inquiries addressed to them. One names 5s. per cent. as the extra premium for residence in New York; another fixes 5s. per cent. for the first year in Iowa, with 2s. 6d. per cent. subsequently. The Colonial Office, if I mistake not, includes the latitude of Iowa in the table of ordinary assurances; and another London office allows residence there without extra premium. It is an established fact, that the rate of mortality bears no fixed proportion to the rate of sickness; and he comes to an unsound conclusion that, because ague prevails in the western States, therefore life is shorter. Ague there is certainly, but then consumption is unknown; and, bearing in mind that a majority of the settlers there have left sedentary occupations, the fair presumption is, that the ratio of mortality is less with them than it would be were they to remain in this country, or in the eastern cities. Everything depends on a settler's judgment in the choice of his location. Personally, I can say, that in the western States I have encountered with impunity circumstances which in my native land would prove speedily fatal.

T. S.

The tables of the Mutual Insurance Company of Baltimore.—  
For 100 DOLLARS.

Age.	Annual Premium. For one year.	Annual Premium. For seven years.	Annual Premium. For life. Without profits.	Annual Premium For life. With profits.
	Dollars.	Dollars.	Dollars.	Dollars
21	0.80	0.96	1.69	1.82
25	0.97	1.07	1.90	2.04
30	1.10	1.21	2.19	2.38
35	1.25	1.37	2.53	2.75
40	1.44	1.56	2.96	3.20
45	1.65	1.78	3.47	3.73
50	1.87	2.10	4.21	4.60
60	3.46	4.34	6.68	7.00

emulation which their institutions everywhere present,—the greater difficulty in commanding domestic comforts of house and service than we experience,—and above all the dietary arrangements of the country. The abundance and universal accessibility of everything that can provoke the appetite, the long sauce and short sauce, the preserves and fruits, the infinite varieties of bread, all baked in a way to lie heavy on the stomach, the endless array of wines and liquors, the interminable diversities of meats, taken at least three times every day, acting upon a people whose brain runs away with the nervous energy required by the stomach to digest such high seasoned meals, give the assimilating organs no chance of fair play at all. Dr. Caldwell tells us that the amount of sheer trash, swallowed every week by an American, is greater than would be consumed in a year by an inhabitant of Europe.

Great diversity of opinion exists with reference to the comparative physical energy of Europeans and Americans. Cobbett, and with him several others, declare that the latter work much harder and to far better purpose than the English, while others contend that they are very inferior labourers, the native Americans generally procuring the services of Europeans for all their rough hard work. For our part we entertain no doubt at all on the subject. The native Americans are infinitely better educated, housed, clothed, paid, and fed, than the inhabitants of Europe. They have conquered the wilderness with their axe, and made it fruitful with their spade and plough; they have set their broad mark over half a continent, and made themselves a great, powerful and wealthy nation. The very nature of their social system demands from each individual more self help, fertility of resources, and physical intrepidity than are required from any other people, and the result is and could be no other than that they should produce the best labourers and workmen in all the world. "They are," says Cobbett, "the best labourers I ever saw. They

In addition to the above, the Trenton Mutual Assurance Company of New Jersey advertises to effect Assurances at 25 per cent. under other offices. Thus, to insure 100 dollars for one year at 25 years of age, the insurer pays 75 cents, instead of 97 cents, as in the above table, and so on in proportion.

By comparing these with British Life Insurance Companies, I have found that the premiums paid on the "younger" ages in the American companies are smaller than in the British; and, on the other hand, those on the "older" ages are higher. Annexed are the rates of the Royal Insurance Company—[British.]

#### EXTRACT FROM THE RATES OF PREMIUM.

Age.	Rates of Premium, with Profits.	Rates of Premium, with- out Profits.	Age.	Rates of Premium, with Profits.	Rates of Premium, with- out Profits.
	£ s. d.	£ s. d.		£ s. d.	£ s. d.
15	1 15 2	1 10 11	40	3 4 1	2 18 6
20	1 19 4	1 14 11	45	3 14 6	3 8 5
25	2 4 2	1 19 7	50	4 8 3	4 1 7
30	2 9 9	2 4 10	55	5 8 6	5 1 1
35	2 16 2	2 11 0	60	6 14 4	6 6 0

PERCY M. DOVE, Manager.

Thus, by comparing these two tables, it will be found that, by the American table, lower premiums are paid until the age of forty, when the British are lower, and continue so to the end.

mow four acres of grain, or two and a half of heavy grass in a day. The men are tall and well built,—bony rather than fleshy,—and live, as to food, as well as men can live. Every man can use an axe, a saw, and a hammer; mend a plough, waggon, or rough carpentering, and kill the meat. These Yankees are of all men the most active and hardy. They will race a pig down; are afraid of nothing, and skip over a fence like a greyhound." His description of the New England labourers will shew that no skulkers from work are likely to succeed there; but good hands of any kind, especially agricultural labourers or gardeners, will find abundant employment at high wages in all the Eastern States, and as to comfort and luxury, will be surrounded with many more advantages than they can hope for, either at home or in the unimproved districts of the Western States. There seems to be a concurrence of opinion that these are the healthiest regions in the republic; and the more fresh coloured and fleshy appearance of the inhabitants, coupled with their greater relative progress in power, intelligence and wealth, than those of the south or west, form data from which it may be safely inferred that the climate is more favorable to the physical system there, than in the other territories. "I never saw," observes Mr. Prentice, writing from Philadelphia, "in an assemblage of 300 or 400, so many fine, tall, noble looking men. It might have seemed that their constituents had chosen them as the Israelites did Saul, for their stature. One half of the members overlooked me, although I have not usually need to look up to many. Some dozen were six feet two,—two or three were six feet four,—and two were six feet six."

A farm not more than sixty miles distant from the great eastern cities, with a good farm house, barn, stables, sheds and styes; the land fenced with post and rail, woodland being one tenth of the whole, with a good orchard, and the whole in good heart, would cost £13 per acre, or £1,300 for a farm of 100 acres. The house a good deal better than the general run of farm houses in England. The cattle and implements are cheap. The wear and tear not half so much as in England; the climate, soil, docility of the horses and oxen, the lightness and tough material of the implements, the simplicity of the harness, and the handiness of the labourers effect this. Horse shoeing is the most serious expense.

House rent is about the same as in England—wheaten bread one third, and butcher's meat and poultry one half below the London price. Cheese excellent and cheap—groceries far less than half our price, candles, soap, wax tapers, especially. Fish, of which fifty or sixty sorts are seen in New York market, are hawked round the country, and in cold weather may be had as low as a farthing per pound, and 8d. in the hottest. No white person will eat sheep's head or pluck—oxen heads are never sold, or seldom used at home—calves heads, and whole joints are often, in hot weather, left on the shambles for anybody to take away. Fruit is delicious and diet cheap. Strong ale, 1s. 2d. per gallon, or less than 4d. per quart. French wine, brandy, and rum, one-sixth of the English price, and the common spirits of the country 3s. 6d. per gallon. Wearing apparel dearer, and furniture cheaper, than here. So far Cobbett.\*

\* The wages of common labour, at New York, are about 50 per cent. higher than in England, and the price of food one third less. Rent, clothes, and coal, are 50 per

"In America," observes Buckingham, speaking of the Eastern States, "the occupier of a farm is, almost, invariably the owner, and knows nothing about conditions of culture, rent raising, ejectments, or clerical magistrates. No tithes, or poor-rates, workhouses, or jails, exist in the rural districts where there is plenty to eat, and wages are high. The American country gentry and farmers are much better off, and happier than the same class in England, scarcely anything ever occurring to ruffle the serenity of a country and happy life, in the well settled parts of America. There is not a single labourer on the farm who receives less than a dollar a day—and when they are residents on the farm they have as good living as prosperous tradesmen of the middle classes in England. Three substantial meals a day, and at harvest time four, with abundance and variety at each—excellent schools, almost gratuitously, neat little cottages, a plot for gardening. They are well fed, dressed, and educated, intelligent, and agreeable in manners. On Mr. Delevan's farm (New York), scarcely a labourer who had not money out at interest. The deaths do not reach two per cent. per annum, and the ages extend to eighty and ninety 'ordinarily,' on account of the spread of temperance principles."

In the Eastern region, the high lands of Pennsylvania are greatly recommended for their salubrity and fertility. The climate is mild, pasture and timber luxuriant, the mineral wealth very great, the population comparatively dense and settled, and the prices obtained for produce much higher than in the west. Mr. Emerson describing the level peninsula lying between the Delaware and Chesapeake Bay, observes that the farms have been comparatively deserted, from exhaustion by over cropping, and that as they are to be had cheap, a European farmer, applying his skill, and a little capital to them would find a more profitable return for his enterprise, than in the west, from the much higher price given for every kind of agricultural produce. In Delaware, Maryland, and Virginia, he knew many European farmers who had grown very prosperous.\*

cent. higher, but when a man has scarcely earned more than has kept him in food the change, by coming here, is decidedly to his advantage. If he earned 3s. in England, he will earn 4s. 8d. here. At home, his food has cost him 12s. a week, and his rent, clothes, and coal, 6s., absorbing all his wages. Let him live in the same style here, and he will pay 8s. for his food, and 9s. for his rent, clothes, and coals, leaving him 10s. a week of clear savings. The misfortune is, whisky is 1s. a gallon, very wretched stuff, but men get drunk for a trifle, and either die or starve, or seek refuge in the almshouse. Irish labourers, who save a few pounds, enter into some small street trading, take a store, and their sons become respectable merchants, a process we never observe in Manchester."—PRENTICE. The author has here touched upon the worst and weakest point of American legislation, their protective system, by which they actually impose an import duty of 6s. 8d. per quarter on wheat, and 25 per cent. on cloth, raised to 50 per cent. when manufactured into garments. There are twenty millions of inhabitants in the states—on a moderate computation they spend at least £4 10s. per head, per annum on clothes, 50 per cent. whereof protective duty, or 30s. is equal to a tax of no less than £30,000,000 sterling! There is no such drawback in Canada, which is, in every respect far more lightly taxed than its neighbour the model republic.

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In the immediate neighbourhood of Philadelphia, Mr. Sherriſſ found the price of good cleared land in high heart from £20 to £25 per acre. On the east bank of the Hudson, Mr. Ferguson was offered 350 acres of the finest quality, including 100 of wood, at £7 10s. per acre, returning about £182 per annum, certainly no very great profit. Another of 275 acres, rented at £63, was offered at £1,300, or about 5 per cent. One of 106 acres returned £50 clear, and the price was £530, about 9½ per cent. A fine farm of 118 acres, with good buildings, was offered for £400, and would give a profit of £40, or 10 per cent. Colonel Grant's of 300 acres was rented at £67 10s., and was sold for £1,500, or 4½ per cent. In the neighbourhood of Baltimore, rents appear to have been very high if Mr. Pickering's account be correct—but as a general rule it is stated that in all parts of America, farms may be had at 16 or 17 years' purchase on the rental. We have seen that Cobbett states the price of a fine farm in New York, New Jersey, or Pennsylvania, not more than 60 miles from a populous town, at about £13 per acre, so that a fine cleared farm of 100 acres, with good house and buildings, would cost £1,300.

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"In Western Virginia it is generally healthy, though foreigners and citizens of the United States who come among us sometimes take the fever and ague, though there are Englishmen now living in our county, and have for the last ten or twelve years who have never been sick since they came here.

"A good log-house for dwelling in may be erected and finished in this county, say thirty feet long by twenty in breadth, two stories high, with stone or brick chimney, covered with shingles, completely finished for about 300 dollars, or a frame one of like dimensions, lathed and plastered, for 350 or 400 dollars. Buildings for cattle, sheep, hogs, &c., may be built for a mere song, as any labouring man can build such buildings without employing mechanics, as they are generally built of small logs, and covered cabin fashion, that is, with clap-boards fastened with rib poles.

The clearing of land in this county is from three to ten dollars per acre; it depends upon how you have it cleared; if you take off all the timber, it costs more; if you deaden the large timber, and remove the small, it costs less.

The price of horses here is from 25 [the pony] to 100 dollars, and respectable horse-mules are not used in Western Virginia, though they can be got in Kentucky for from 60 to 100 dollars each; common milch cows can be got from 10 to 15 dollars each—sheep may be got from 75 cents to 1 dol. 50 c. each, the quality varying from coarse to fine. Corn is now selling at 25 cents per bushel, wheat at 66 cents per ditto; cheese 6 cents per pound, butter 10 cents per pound.

The present price of clothing is considered cheap here, though I suppose 100 per cent higher than in England [Judging from my own experience, I should say that the price of clothing was not more than 50 per cent higher, E. S.] Blankets vary from 2 to 10 dollars a pair; feathers, 25 cents per pound; metal articles sell low,

"In America," observes Buckingham, speaking of the Eastern States, "the occupier of a farm is, almost, invariably the owner, and knows nothing about conditions of culture, rent raising, ejectments, or clerical magistrates. No tithes, or poor-rates, workhouses, or jails, exist in the rural districts where there is plenty to eat, and wages are high. The American country gentry and farmers are much better off, and happier than the same class in England, scarcely anything ever occurring to ruffle the serenity of a country and happy life, in the well settled parts of America. There is not a single labourer on the farm who receives less than a dollar a day—and when they are residents on the farm they have as good living as prosperous tradesmen of the middle classes in England. Three substantial meals a day, and at harvest time four, with abundance and variety at each—excellent schools, almost gratuitously, neat little cottages, a plot for gardening. They are well fed, dressed, and educated, intelligent, and agreeable in manners. On Mr. Delevan's farm (New York), scarcely a labourer who had not money out at interest. The deaths do not reach two per cent. per annum, and the ages extend to eighty and ninety 'ordinarily,' on account of the spread of temperance principles."

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Although, for labourers without capital, the Western States are generally regarded as most desirable for settlement, we are not sure but, that on the whole, they would do better in the east. Gardeners, well trained agricultural labourers, good waggoners, would always find full employment in the east at fair wages, *paid in money*. They would have to encounter no privations, and run little risk of disease. They would be surrounded with superior comforts, a great security for health, and endure none of the hardships of inexperienced persons in a new country. A good house, near markets, medical attendance, and the accessories of civilization to which they have been accustomed at home, they would be sure to meet. They would not, indeed, rise to the position of proprietors of land, easily, or so soon emancipate themselves from service—but service is only an evil where it is coupled with dependence and precarious employment. If they have wives and families even, it may indeed be true that, ultimately, their children, where their farms were well cleared in the western states, would be in an independent position—but they would all have to pass through much privation, the sickness incident to early hardships in a new country, much present anxiety, and even at the last they would have fewer of the comforts of European civilization, than as well paid labourers in the more settled eastern states. Skilful carpenters, millwrights, blacksmiths, shipwrights, shoemakers, hatters, engineers, tailors, would never have any difficulty in procuring good engagements in the east, and, although, the cost of food and rent is higher there than in the west, they get *money* wages, and procure clothing and many other articles cheaper than in the west. We do not think it desirable to give any detailed account of the amount of wages, because these fluctuate much, and, nominally, are very different from what they are really. As a general rule, however, employment is in New England constant, wages fair, and the cost of living a good deal less than in Great Britain. We learn from Mr. Stuart that women earn 3s. and men 4s. per day, at farm work. The hours, invariably, are from sunrise to sunset, with proper intervals for meals—but it is to be remembered that the hours of daylight are longer in winter, and shorter in summer than in England.

farming implements cheap: green tea, 1 dollar per pound; coffee, 8 cents per pound; sugar, brown, first quality, 4½ cents per pound; refined sugar, 12½ cents per pound; flour, 4 dollars per barrel; fruit, peaches, peeled, 2 dollars; unpeeled, 1 dollar; apples, 50 cents per bushel; candles, 10 cents per pound; soap, 5 cents per pound; bacon, 6 cents per pound; beef, 2½ to 3 cents per pound; mutton, 2 cents per pound; potatoes, 25 cents per bushel, generally, though now 50 cents, owing to scarcity.

I think there are farms of 100 or 150 acres with an improvement of from 30 to 50 acres, with a tolerable house, barn, stable, and outbuildings, and other improvements, can be got for 1,000 or 1,500 dollars.

A family of ten persons in Guyandotte or its neighbourhood, having the necessary household and kitchen furniture, might live well and plentiful on 200 dollars a-year, even if they had to rent the premises. Bread and meat in our country are cheap, as well as all kind of vegetables; if six acres were judiciously managed, it would more than supply all needed vegetables; it would go far towards supporting a family of the size before mentioned. If you lived in Guyandotte, you would use coal, which can be got for 7 cents a bushel; but, if you lived in the country, you would use wood which would cost you nothing but having it cut.—William McComas Cabbell, Courthouse, Western Virginia [a land owner].

"The New England villages," observes the same writer, "are proverbial for their neatness and cleanness; in space, freshness, and air of comfort, they far exceed anything I have seen in any other country. I have passed in one day six or seven of these beautiful hamlets, for not one of which have I been able to recollect an equal in all my European travelling." At Boston Mr. Stuart found mild weather till 1st of January, when the frost became so intense as to freeze ink and oil even beside a great fire, and to congeal the breath of hautboy players, so that it fell from their instruments like icicles. It continued cold till the middle of March.

"It is more advisable," says Mr. Stuart, "for an emigrant to pay high for land *late*ly cleared, than risk health in clearing; let him not buy land impoverished by cropping, and which has lost its vegetable mould; enquire particularly about the water, which is often bad in New England. Maize is the first crop (generally very abundant) sown; at the building of the first log-house, which is superior in accommodation to that of a farm overseer in Britain, all the neighbours assist, and the *permanent* dwelling houses are very superior and comfortable, always placed near a spring, with an ice-house, ornamental trees of great beauty, an orchard, and a garden which from the fine climate produces every thing in perfection. A grave-yard is a very common accessory to every farm; in the northern part of New York a great deal of land is still uncleared, and farmers after cropping out their farms, sell them freely at 15 to 30 dollars an acre, and remove to the bush to clear another. After the vegetable matter is cropped out, the produce of all grain, except maize, is nearly a half less than on similar soils in Britain. Hay is easily made from the fine weather, and the rapidity with which rain dries up. Maize is an invaluable crop; hay and other crops are never damaged from bad weather; live stock is much healthier than with us, on account of the prevalence of dry weather; the pastures are indifferent, except near rivers, where they are very fine; orchards are extremely productive of apples (cyder being very profitable,) melons, pumpkins, &c. &c., and silk worms can be well bred here. Flour averages 5 dollars per 196 lbs.; Indian corn, 2s.; oats, 1s. 2d.; barley, 1s. 6d. per bushel. When land or pastures are let, it is on the bargain that the landlord shall provide half the seed or stock, and receive half the produce. Except at the melting of the snow, the roads are pretty good from the prevailing dryness of the weather; the expense of turnpikes is trifling; horses and cattle are of good average quality, never starved, and never over pampered; the meat is inferior to the *very* best in England, but there is none of *bad* quality; it ranges from 2d. to 5d. per lb.; sheep are little attended to, although, from the dry climate, they might become excellent; swine and poultry are excellent, and very cheap, even in New York; eggs a dollar per 100; good cheese, 4d. per lb.; implements of husbandry are well adapted to their purposes, and the cheapness of timber brings them within a reasonable price."

The wages of mechanics vary from £2 to £2 10s. per week; those of labourers from 4s. to 5s. per day. In the Atlantic and other larger cities, there is good demand for foreign workmen; in the country places, although the wages are a little less, than elsewhere than compensated by

the cheaper rate of living. In the Southern States the wages are highest and living is cheap, except in the seaboard cities; but the inferior healthiness of the climate for a European labourer, renders these states ineligible for this class of emigrants. Manufactures of all kinds daily increase, especially in the east, and the factories are models of elegance and comfort, and distinguished for the good treatment and superior circumstances of the hands, both men and women. The sexes are separated in the factory, and nearly all have considerable sums out at interest. In Rhode Island Mr. Buckingham regards health as superior to what it is in Boston and New York. For 10s. 6d. per week superior board and lodging can be commanded by the working man; three meals a day, including at each hot meat and vegetables, fish, new bread, rolls and butter, poultry, tea and coffee, all sorts of pies and puddings, fruit, salads, and every variety of sauce. A large family, sons or daughters, is a fortune rather than a burden to the parents. Girls from 12 to 14 get from 2s. to 4s. 6d. per week and board, and boys from 12 to 16 from two to three dollars per week. Schools are everywhere good and cheap. A journeyman brass founder writing from Schenectady states, he earns 6s. per day, and pays 16s. per week for board and lodging for self and wife, with meat three times a day, steaks and chops for breakfast, pork sausages and hot buckwheat cakes, with tea and coffee, stewed peaches, apples, pears, wild honey, and molasses. He is in the highest degree of comfort, and works from about seven to four o'clock. Mr. Buckingham regards the western part of New York, Rochester, and Buffalo, as more temperate than on the seaboard. The breeze from the great lakes reduces the heat ten degrees. Mr. Sherriff gives a very unfavourable account of New Jersey, but speaks in high terms of the country around Philadelphia, both for beauty and fertility. There, land of fine quality and in high condition, may be obtained for from 100 to 120 dollars per acre, and the price of all farm produce is high. Labourers are allowed as much as 2s. per day in lieu of board, and yet by the piece they will mow an acre of rye for 3s. Mr. Sherriff thinks an American may go through more work than an Englishman in any given day, but not more taking the year through, the apparent health, strength, and climate of the latter being superior. The country near Geneva is reported to be highly favourable for sheep and cattle breeding. A farm of 280 acres, cleared, fenced, subdivided, with good dwelling house, suitable offices, and a large orchard, was offered for £7 5s. 10d. per acre, the whole taxes amounting to about 20 dollars a year. The Genesee district is highly spoken of for wheat, and the flats afford the richest pasture in the world.

The letters of settlers in the eastern states are of one uniform character. From Albany a voice cries, "This is the finest country in the world, come by all means; day labourers get 1 dollar a day, mechanics 10s. to 12s.; America for ever for me!" (J. Parks.) Another from Philadelphia recommends Pennsylvania for agriculturists, and Massachusetts for manufactures. In the former provisions are reported as cheap, and land near the capital £10 to £20 per acre, but abundance in the more remote districts of that state at 5s. per acre.\* Although the extremes of heat

\* The recent work of Mr. A. Mackay (*Western World*), describes the mineral wealth of Pennsylvania as superior to that of England; and he regards the riches

and cold are described by settlers as greater in New than in Old England, it is a feature of all their letters, that they either do not speak of the climate, or notice it without complaint, a circumstance from which we would draw the inference that it presents no serious inconvenience to the European constitution. We need not add that emigration being rarely resorted to by such as have any means of doing well at home, discontent and prejudice against the country they have left, are apt rather highly to colour the superior advantages of the country of their adoption.

From the southern, or slave states, our information is comparatively scanty; and it is a circumstance significant of their inferior attractions, that few Europeans settle there. Nevertheless, the institution of slavery may have decided many without reference to other considerations, and the superior commercial advantages of the east, and the agricultural facilities of the west, may have much to do with the avoidance of the south. It is said the highlands of Virginia open a beautiful country, and enjoy a very fine climate; cleared land is cheap; living moderate, and for the small capitalist who can live on the interest of his money, we incline to think that these regions present a desirable location. Some of the islands to the north of New Orleans are described as being beautiful, fertile, and healthy—most desirable places of retirement from the world for persons of limited means.

## THE WESTERN STATES.

The "Western Country," as it is called, embraces the States of Ohio, Illinois, Michigan, Iowa, Wisconsin, and Indiana. Of these Ohio is furthest to the east and north, having a rigorous winter of upwards of five months; while that of Southern Illinois, to the west, does not exceed six weeks. To Ohio, the best port of debarkation is New York. To Illinois, New Orleans is the most convenient. The Steam Mail West India Packets now touch at New Orleans, or Mobile Point, and present great inducements for the preference of the western emigrant who can afford the higher passage money. These packets sail from Southampton every month.

## OHIO.

Ohio, the longest settled of the Western States, is comparatively populous, possesses a civilized and orderly society, and an intelligent, religious, and respectable population. Chiefly devoted to agriculture, its inhabitants partake of the decent, quiet, and honest character, of a rural people, and they have a great horror at being confounded with Yankees, whom they regard as we do Yorkshiremen, as somewhat "sharp practitioners." The state is eminently prosperous, and very productive, although it also

in that state as so great, that her bonds are as safe an investment as any securities in the world. Miners, colliers, and engineers, cannot fail to receive great encouragement there.

contains much poor soil. But the summer heats and winter colds are intense, and both approximate somewhat too nearly to the climate of the western parts of Lower Canada. This, however, is only in the exposed parts of that great table land which rises from 600 to 1000 feet above the level of the sea. In the vallies the climate is mild and temperate, evidenced by the fact that, on the whole, the state produces more wheat and of finer quality than any other in the union, and is celebrated for the number and quality of its sheep. With a good deal of swamp and marsh, in some districts, it contains extensive, beautiful and fertile prairies, and abounds in minerals and thriving manufactures in its numerous towns. It is regarded, especially towards the south, as very healthy, and produces good wine, abundance of silk, and excellent tobacco. It presents all those advantages of civilization and long settlement which form, to Europeans, the recommendation of the New England States. Its roads are good, its rivers, canals and railways conveniently open up easy communication with the populous parts of the union; its farms and farm buildings are well cleared and convenient; and it has all the appliances, in the shape of markets, inns, places of worship and education, which can be reasonably desired.

These advantages, of course, have their price. The good land, in favorable situations, is to a great extent occupied, and bears a price corresponding to its superior value. The comparative density of the population, makes wages not quite so high as they are further west. Towards the north the winters are long and severe, and the summers are hot and productive of snakes. To the labouring or operative emigrant, this state offers abundant employment, in a great variety of occupations.\* To the moderate capitalist, it offers good farms at a not immoderate price. We have before us now the details of the price of a farm of 150 acres, with good farm house, barns, and offices, situate on an eminence fourteen miles from Lake Erie and Cleveland City, fronted by the Worcester State road, containing 100 acres of meadow, 18 under crop, 30 timber, 500 maple sugar trees, orchards, gardens, lawns, wells, and springs, for £600, or about 19 dollars per acre. We questioned the proprietor, a native of Middlesex, as to his state of health while in America, and we cannot say that his answers were altogether satisfactory. Fevers and ague are not, by any means, strangers to the region, and the oppressive heats of summer, appeared somewhat to affect the digestive powers. The man himself had a very sodden and dried up appearance.†

\* "In walking out, (at Cincinnati,) we saw a man shovelling out large stones. 'You are from Ireland I hear?' 'Indeed I am!' 'Have you any wish to return?' 'Return! Would you have a man go from a dollar a day to 8d.? I left Ireland because I was turned out of my little farm for voting against my landlord. I would not go back, even if I could get my farm again, much less to work at 8d. a day with dear 'tates and meal.' 'You can live cheap here, I suppose?' 'I pay two dollars a week, and am well lodged, and get whatever I like to eat.' 'So that after paying for your meat and lodging, you have 16s. left.' 'It is 16s. 8d.' 'Can you stand the heat.' 'Indeed I can sir, it gives me no trouble at all. I wish it was summer all the year round, for then I get a dollar a day, and only 3s. 4d. in the winter.' 'Then this is a rare place for a working man?' 'Deed it is sir; a man that can do hard rough work, and keep from drink, need never look behind him.'—PRENTICE.

† "Further up still the valley widened, the river becoming a small stream, flowing through well cultivated fields, with here and there a thriving, well built, cheerful

## ILLINOIS.

This seems the chief of the Western States, in every thing that relates to agriculture. More recently settled than Ohio, it possesses fewer of the advantages of civilization, and is more scantily peopled. But its climate is far superior, in a six week's winter, a lengthened and beautiful spring, a productive summer, and a delightful autumn. Less rigorous and uniformly milder in all its seasons than the neighbouring states, in these respects it holds out unrivalled advantages; but when we add that with a superior climate is combined a greater quantity of uniformly fine soil, of unbounded fertility, than any other territory of the same extent in the world, and vast prairies of alluvial mould, ready at once for plough and seed, we have said enough to prove it to be the very best of locations for the emigrant. The cost of fine land, either cleared, as in the prairies, alternated with wood and clearings, as in the skirts of the prairies and the openings, or timbered with wood of fine quality, and of heavy soil, is so low, from one to four or five dollars per acre, that whether for the capitalist who can begin at once, or the labourer whose high wages and very cheap living enable him to purchase an acre of cleared freehold land with the labour of a day, we can scarcely conceive of a more desirable place of settlement. Bilious fevers and ague are no doubt common in unfavorable situations, or under adverse circumstances of excess in eating and drinking, mental depression from a feeling of loneliness in a new country, inattention to proper comforts, or absence of the precaution of anticipating the effects of acclimation by a few doses of calomel or other proper medicine. But if situation is wisely chosen, and a settlement is made in populous and long established districts, we apprehend that sickness may, to a great extent, be escaped; and indeed many travellers avouch from the testimony of hundreds of settlers, that the very best health is enjoyed in Illinois. "People," observes Mr. Prentice, "concur in the opinion that the heat is more moderate west of the Alleghanies than on the Atlantic shores, and that the winters are milder."

In this State, Indian corn, the best food for man, and all kinds of stock and game, grows with unfailling luxuriance. All descriptions of cattle roam at large over the unappropriated land, free of charge, brought back to the owner, whenever he pleases, by his well known cry and its accompaniment of feeds of salt. The seasons are so mild that live stock are never housed, summer or winter, and food is so abundant that they are always in condition. But without reference to domestic animals, families may live luxuriously on the abundant game every where to be found, and little town, amongst which Wanesville and Xenia were the most attractive. In this beautiful part of the country I found that a farm having the rich alluvial soil all in a state of cultivation and the woodland partially cleared, with a good substantial farm house, and the necessary farm offices might be had at from £7 to £8 per acre. A well informed farmer was in the train with us who said, "If a young man comes on uncleared land, he is completely worn out before his work is done; but he escapes almost all the hardships if he begins with a good bit of cleared land, and has a house to go into, and a shed for his cattle." I asked him what an English farmer could do who should bring £1000 into such a country? "Do?" he said, "Why he could buy and stock a farm of 100 acres of capital land, and live like a gentleman." Land partially cleared can frequently be had very cheap.—PRENTICE.

the fine fish which crowd the rivers, while the command of the finest timber renders the rearing of houses and offices cheap and easy. Good board and lodging can be had for persons even of the middle ranks for £26 per annum, and the ways and means of life are so inexpensive and accessible, that with the exception of the fastidious and finical, settlers may be said to be relieved from all but the merely imaginary cares of life.

We repeat that this work is not intended to supersede a gazetteer, but to supply the place of a friendly adviser to the stranger and British emigrant. We do not, therefore propose to enter into minute details, but to present a view of the general features of the country which may enable the reader to judge for himself as to the choice of his destination, leaving to himself, on his arrival, those enquiries which can only be satisfactorily answered on the spot.

In the neighbourhood of Springfield and Alton, the emigrant will find himself amongst his own countrymen, and English habits, modified by local necessities. The Sangamon territory for health, fine soil, and long settlement, is much recommended. Peoria is a very fine locality, but the greatest amount of testimony concurs in fixing on Jacksonville, as in every respect, the most eligible location in Illinois. For manufacturing and mechanical pursuits, all the principal towns, of which there are many, are highly spoken of. For agriculture, the neighbourhood of the mineral district of Galena promises ready money, large consumption, and the best prices. But the inhabitants are persons of rude, and even desperate character, and this forms, in our opinion, a decisive objection against this district. In other regions, except near the large towns, money is scarce—all are sellers of produce, and few buyers. Prices are, therefore, very low, and, occasionally, farm produce is unsaleable. Truck is done by barter with store keepers, who pay little, and charge large profits. Money fetches as high as 25 per cent. interest, a sure sign of the low price of other articles. Even labour is more nominally, than really high, as it is mostly paid in truck, or by orders on a storekeeper. But these very causes make subsistence so cheap and easy, that life is passed without care, and in the enjoyment of substantial independence. No man can indeed get rich in mere money under such a system—but he may and does, easily surround himself with all the primary means of life, food, a house, plain furniture, coarse, perhaps, but perfectly comfortable clothing. Even the capitalist can here make money go a far way, and in the enjoyment of leisure, of nature, and of the pursuits of horticulture, botany, agriculture, he is assisted by a never failing soil, and a climate which brings every sort of vegetable production to perfection, without trouble. The opening of the English market to the unrestricted import of food will probably raise the price of Illinois products materially, and emancipate the farmer from the exactions of the storekeeper.

To persons of asthmatical or consumptive tendencies, the whole western region presents the greatest attractions. The mildness combined with the dryness of the climate, all travellers consider as an effectual cure of these tendencies, and as making them strangers to natives. A farmer's wife, an emigrant from Leeds, states, that she had been afflicted with asthma for twelve years, and, although on her arrival in Illinois, she had to work hard, to submit to much exposure, and to great hardships, her

complaint entirely left her, and she and her family enjoyed excellent health. Mr. J. B. Newhall, indeed, observes that the proportion of prairie land to wood land, and the great quantity of too level prairie render Illinois more liable to bilious diseases than Iowa or Wisconsin—but then the emigrant may find, near Peoria or Jacksonville, a prevailing undulation, and either there, or in the neighbourhood of Springfield, according to general testimony the situation is declared to be healthy. The geniality of the climate, undoubtedly, would suggest the propriety of a much more decidedly oriental system of dietetics than prevails here. Tempted by the cheapness of all sorts of liquors, the abundance and variety of food, and the extensive resources of confectionary, preserves, and made dishes, emigrants accustomed to the regimen of colder climates, continue a diet unsuited to any, especially, a warm climate. Disease feeds on the poison of an overfed system. In Turkey and India, wine is forsworn from the unsuitableness of stimulants to a high state of heat—a populous nation lives on rice for the same reason—and during the warm season the diet in Illinois should be of the most temperate description.

“There is no country in the world,” observes Mr. Sherriff, an author rather prone to depreciation, than exaggeration, “where a farmer can commence operations with such a small outlay of money, and so soon obtain a return as in Illinois. This arises from the cheapness of land, and the facility with which it is cultivated, and will appear more evident from the following statement:—Suppose a settler, with sufficient capital to purchase and stock a farm, and maintain himself for six months. The farm to consist of 200 acres, 35 forest, and the rest prairie. If the purchase were made in spring, the expense might be thus stated:—

	dollars	cents.
Purchasing 200 acres at $1\frac{1}{4}$ dollars .....	250	0
Fencing two fields of 40 acres, with eight rail fence .....	80	0
Ploughing by contract 80 acres at two dollars .....	160	0
Seed for 80 acres Indian corn, ten bushels, at 15 cents ....	1	50
Cutting and thrashing Indian corn, at three dollars per acre	240	0
Seed for 80 acres wheat, after Indian corn, 45 bushels at 45 cents .....	20	25
Harrowing wheat .....	20	0
Cows, four at eight dollars, young cattle, eight at five dollars, pigs, ten .....	82	0
Buildings and household furniture .....	600	0
Maintenance of family six months, vegetables, seeds, potatoes, and poultry .....	150	25
Total .....	dollars 1604	0

With an expenditure of £340 17s. sterling, is obtained the dairy produce of four cows, and the improvement of eight cattle, grazing on the prairie, and 3,200 bushels of Indian corn, besides vegetables, and the improvement of a lot of pigs and poultry.

“The attention of the settler is supposed to be confined to the cultivation of vegetables, tending the cows and pigs, and planting and husking Indian corn.

"In the spring of the second year eighty additional acres would be fenced, ploughed, planted with Indian corn, and harvested at the same expense as the first year ..... dollars 481 50 cents  
Harvesting 80 acres of wheat at 3 dollars ..... 240 0

Total ..... dollars 721 50 cents

Supposing the Indian corn of the second year equal to the first crop, the wheat to yield  $22\frac{1}{2}$  bushels per acre, and cost  $2\frac{1}{2}$  bushels in thrashing, the farmer, in eighteen months, would have expended 2325 dollars 50 cents or £484 4s. 6d. In the same way he would have reaped 6,400 bushels of Indian corn, and 1,600 bushels of wheat, and enjoyed abundance of vegetables, dairy produce, beef, pork, and poultry. With this produce, and expenditure, the farmer does not perform any laborious work. The calculation of the produce is much under what Illinois is said to yield, and the expenses are stated at much higher than an industrious and frugal occupier need lay out. A person with £130, and his own labour might be settled in 80 acres, house, furniture, &c., &c., and, besides feeding well, raise 2,406 bushels of corn, and 675 bushels of wheat. The cost of cultivating an acre is £2 2s. 7d., the profit, £3 10s. 7d., leaving 28s. for profit, and to meet the cost of fencing, thrashing, and marketing—calculating the nett profit at 10s. per acre, here is £100 a year on 200 acres, and food into the bargain, on an outlay altogether of £340 17s. An ordinary farm labourer in Illinois, gets the value of 80 acres of land yearly—in Britain, after deducting his board, one-tenth of an acre; comparing wages with land, the former is 800 times better off than the latter.

"In Springfield, market butter is worth 4d., beef,  $1\frac{1}{2}$ d., pork, 1d. per lb., and much cheaper by the carcase; eggs, 3d. per dozen, wheat 1s. 6 $\frac{1}{2}$ d. oats, 9d., corn, 5d. per bushel; good Muscavado sugar, 5d., coffee, 10d. per lb. Illinois abounds in all kinds of fruit in perfection. Honey, cotton, wine, castor oil abound. Game of all kinds is in perfection." \*

We have here given a very meagre account of Mr. Sherriff's detail of the infinite advantages of Illinois in coal, merchandise, and manufactures. A most interesting corroboration of his statements has been presented in "A true picture of Emigration" by the wife of a farmer who emigrated from Leeds, and settled about fifty miles from the town of Quincy. Placed in a remote district, they suffered privations, and were reduced by fires and law suits nearly to beggary. But commencing with £20 they so increased in substance, that in twelve years they had "a good house, abundant furniture, no lack of good food, as beef, pork, butter, fowls, eggs, milk, flour, and fruits, twenty head of cattle, seven horses, two foals, pigs, sheep; and poultry innumerable, 360 acres of very productive improved land in three farms, two of which are let at a dollar an acre per annum. We have seen a neighbourhood grow up about us, and every convenience of civilized life come to us and surround us."

This narrative, which combines the truth of history with the tender interest of romance, teaches a most wholesome lesson to European emigrants. The worst class of Americans, scouted out of honest society, retreat into the remoteness of the back settlements, where the population is scanty, and where the absence of police, officers of justice, and neighbours,

leaves them at liberty to pursue their brutal, violent, and dishonest tendencies without restraint. The innocent and ignorant emigrants from Europe are without defence against these wretches, who combine the forces of personal violence, and lawlessness, with a dexterous use of all the quirks of American law. Both these means of persecution were effectually inflicted on this Yorkshire family, and we are convinced that no European families should settle in thinly peopled districts, but that if they cannot obtain land cheaply in a well settled neighbourhood, they had far better hire themselves to employers in fully populated localities, than encounter the dangers and hardships of the back woods.

Dr. John Thomas, of St. Charles, in Northern Illinois, a learned and most intelligent writer and physician, observes, "On the streams it is more or less aguish—on the prairie more healthy than in the woods, but Northern Illinois, Wisconsin, and Iowa, are as healthy as any country on earth—more so than the British isles. There is not a more eligible country than Fox River Valley. It would cost a man three times as much to improve wild land, as to buy farms of 200 or 300 acres, which are to be had in abundance, at the bare cost of the improvements. If you know any likely to purchase a good stock farm, mine is 285 acres, 40 under cultivation, a good frame house 30 feet by 40, a large garden and barn, and commands a beautiful and extensive view, price £575. It is drier than in England—warmer in summer, colder in winter. In this prairie country there is always a refreshing breeze. We have some hot days occasionally, but they do not continue, soon becoming agreeable. In spring, the weather is very variable—the autumn beautiful—and when the winter is cold it is invigorating, clear as crystal, and sharp as edge of glass, lasting from the 5th of November to the 15th of February. If capitalists did but know our advantages, they would certainly vest some of their money in improvements here. Money yields readily 12 per cent. on security of improved farms, and on which interest, a family may live and enjoy life undisturbed by taxes.

"This country is distressingly healthy. There is much less ague than there used to be. I should advise you to come and see for yourself; you can have respectable board for 7s. a week. About 1,500 dollars would get you well under weigh." Mr. Newhall gives a detailed account of the cost of completely settling in a farm of 80 acres, including a house, family expenses, implements, stock, and land, from which it appears that a beginner may be well established for £80.

"An European emigrant," observes Mr. Flower, "first coming to America, changes his pounds sterling into dollars, and a dollar in America goes as far as a pound in England. A cow worth £15 in England, is worth 15 dollars in Western America. Land in the old states is worth as many dollars as pounds in England. In the Western States land is much cheaper, clothing and labour dearer, bread, meat, and fuel, much cheaper. Let all who think of emigrating come in time, and not wait till they have lost their all. Those who have saved £1,000 will find it will count 4,444 dollars, and for all purposes of life will go as far as so many pounds in England."

This intelligent writer, after twenty years personal experience of the life of a settler in Albion (Northern Illinois), and an intimate acquaint-

ance with the history and circumstances of hundreds of English families who accompanied or followed him, reports that they have enjoyed a higher measure of health than they ever did in England, and have, with scarcely an exception, risen from the narrowest circumstances to comfort, competency, and independence. For his charming and graphic descriptions of the beauties of nature, and the easy minded happiness of prairie life, we are sorry we cannot find room, but they will well repay perusal. When Messrs. Birkbeck and Flower had been settled for a few years, their statements fell under the lash of William Cobbett, who, under an affected friendliness, virtually called them impostors, and their statements an interested cheat. In the face of thousands of English settlers, witnesses to his statements, Mr. Flower is enabled, after twenty years experience, to give even a more flattering account of the stable prosperity, and contentment of his neighbours than at first; and Mr. Stuart, the factory commissioner, himself a large landowner, and one of the most skilful grain and stock farmers in Scotland, in his admirable work on America, more than corroborates, from minute personal inspection, all that has been said on the subject. A fact is worth a thousand theories and mere fancies of individuals. That fact, that 85 per cent of the whole emigrants from Europe at large, and Great Britain in particular, settle in the United States, and at least 65 per cent. of these in the Western States, is worth all that ever was written as evidence of the eligibility of the location. It is by friends and relations writing home, and giving the testimony of witnesses to their condition, that that tide of emigration is produced.

Mr. Stuart went over the Military Tract and Sangamon territory. He examined the farm of Mr. Wilson, an Englishman, who in ten years had raised himself to even wealth, on a farm three feet deep in soil, never manured, never yielding less than eight quarters of wheat to the acre. Mr. Hiram he found in a farm near Jacksonville, (surrounded by 25 Yorkshire families,) in eighteen months made productive and profitable, and with gardens yielding the finest fruits and vegetables. Messrs. Alisons', settlers of seven years standing, and the Rev Mr. Brick, from Cheshire, were already almost wealthy. Mr. Kerr, a journeyman carpenter, from Edinburgh, was in possession of a fine farm of 500 acres, commanding every comfort, and all of these settlers enjoyed excellent health. Mrs. Pritchard, an English quakeress, proprietress of a beautiful estate, reported that all the companions of Mr. Flower had attained a comfortable independence, except such as carried large capital, recklessly spent, with them. —Mr. David Thompson, a gardener, from East Lothian, had a splendid farm near Albion.

"I had the pleasure," says Mr. Stuart, "to accompany Mr. Flower over his farm. He considers May nearly equal in climate and forwardness of vegetation to the Devonshire June, and considers the changes in England from wet to dry, as more unhealthy than those from heat to cold in America. He lends money at 10 per cent. on the best security, which is lower than the current rate. His family are delighted with their position. Labourers with a little money to buy a bit of land, mechanics, storekeepers, and farmers, are pretty much on a level as to rank in society. Mr. and Mrs. Flower made light of this as an offset against the more natural state of intercourse which it produced. There is perfect freedom

from anxiety in this country, so far as regards circumstances in life, and that feeling makes them happy. He knew every child of his would be well provided for. He must, indeed, eat with his servants. No one should emigrate who cannot change his mode of life. Difficulties as to servants he must be prepared to meet; but in one respect servants are far superior to British,—there is never any pilfering among them. Improved land with fences already put up, may be had for four or 5 dollars, (17s. to 21s.) per acre."

## MICHIGAN.

This state presents a greater variety of surface than Illinois or any of the Western States. More than half the area is covered with dense forests, and the rest is prairie, burr oak openings, marshes, and pine groves. The north is bold and rocky, broken by mountain and valley. The centre is marshy. The south has much fine land and abuts on the Erie canal. There is abundance of game and fish. The immense forests and swamps of the state give rise to a variety of fevers and miasmatic and bilious diseases. The charming sketches of Mrs. Kirkland, the Goldsmith of America, describe this as "a beautiful country, inhabited by a rude but simple minded people." But fever and ague figure too frequently in her pages, and we consider the state as not well suited to the British emigrant. "I felt," says Mr. Sherriff, "considerable disappointment at the general aspect of the country, which, with the exception of about twenty-five miles next Detroit, was found to consist of oak openings, chiefly sand, and exhibiting few marks of fertility. The surface is gently undulating, and from the thinness of the trees, and frequency of streams, lakes, and prairies, highly picturesque. White Pigeon is a pretty village, in neatness and comfort resembling those of New England. An old farmer from New England exclaimed, "Surely this must have been the place where Adam and Eve resided." It is said many English farmers are settled here who have good threshing machines. These prairies are not fully occupied, and land sells at from 3 dollars to 6 dollars per acre." Towards the southern part of the state Mr. Sherriff indicates a more favorable opinion of the country. Mr. Fergusson, employed by the Highland Society to survey the states, gives a more favorable account of Michigan. "The climate is temperate and healthy, with four months of winter, and is more congenial to the European constitution than the other Western States." He gives from the experience of settlers the following estimate of a location:

160 acres at 1½ dollars per acre .....	£45
Seed, labour, rail fence for 15 acres at 6 dollars .....	202 10s.
Harvesting at 2 dollars .....	67 10s.
Dwelling house, stables, &c.....	180

Returns.	£495
Produce of 150 acres, at 20 bushels per acre, one dollar per bushel.....	£675

Profit .....£180

Detroit, the capital of Michigan, is the Constantinople of the West. The influx of emigrants is immense. It will be seen from the foregoing items that the produce of land is only a half what it is in Illinois; but the price seems to be nearly double. We entertain doubts, however, whether 33s. 4d. per quarter can be long obtainable for wheat, either here or any where else in America. All are producers,—the consumers are few, the cost of shipment is great, and the European markets offer grain at a much lower price.

## INDIANA,

Between Michigan and Illinois, is to the south of the former, and to the north of the latter, which it more resembles in climate and soil. It is mostly prairie, and is well watered. Mr. Owen's settlement of New Harmony is in this state, which had been occupied by a colony of Germans, who *moved from it to Illinois*. Mr. Flint describes this part of it as high, healthy, fertile, and in the vicinity of small rich prairies. Mr. Stuart observes, "Mr. Flint is of opinion that the metropolis of the republic will be in the Western States. He recommends Europeans to pay great attention to health, the first season, by the use of repeated doses of calomel, by which they escape bilious diseases, and when acclimated become healthy. Freedom from consumption, from the great purity and clearness of the atmosphere, gives them a great advantage." "The soil both of Ohio and Indiana is highly productive; but as the prairies are not so extensive, as in Illinois, and the soil in Illinois is certainly the most fertile in the union, it appeared to me to be unnecessary to make a minute inspection of any part of the other Western States. Plenty of improved land is to be had in the neighbourhood of Cincinnati, varying in price according to distance."\*

## WISCONSIN.

This territory adjoins Michigan, and is on the northern boundary of Illinois. It is a uniform level, abounds in prairie, and being to the north of Illinois, is more healthy and less subject to ague and bilious diseases. It abounds in small lakes and rivers, and is intersected with creeks. It commands the navigation of the Mississippi, Lake Michigan, and the Canadian lakes, is very fertile, and produces wild rice in abundance. It abounds in coal and other minerals, and is in course of very rapid settlement, being the southern boundary of Upper Canada. Mr. John Cole, a farmer from Somersetshire, settled in the district of Racine, in this territory, and his account is fully corroborated by a gentleman who

\* "I have heard ample testimony to the healthiness of Indiana. The winter is not so cold, and the summer not so hot as in Canada. Ague is disappearing. Avoiding the undrained prairie, and swampy woodland, the British labourer would greatly improve his condition by a removal to that state, and with care might become inured to the climate without much previous sickness. Much of the illness is from want of caution, and much from poverty. A decent house, sheds for horses, that they may be found when wanted, instead of being hunted through the long wet prairie grass, would save many a fit of ague."—PARENTS.

arrived from that country in England, in 1843. He says; "It is by far the best place in the world for the English farmer or rural mechanic, with small capital. There is now plenty of land near this handsome sea port, (Racine,) at 5s. an acre, deeds included; and improved farms, with house, out-buildings, and fenced in, at from 3 dollars to 6 dollars per acre. The land here is the best I have ever seen; black loam for six inches to two feet deep, all prairie, with timber in clumps, like a gentleman's park, and suited to every crop. Garden vegetables grow in perfection, as well as English fruits and flowers. It is the best country in America for game, fish and water; there is plenty of living water on every farm: wells can be got anywhere, and every kind of timber. Wild fruits of all kinds. The crop is thirty to forty bushels wheat, thirty to sixty Indian corn, forty to sixty oats, and barley, and flax, and buckwheat in proportion per acre. The best pasturage for cattle and sheep; hay three tons per acre. No country can be more healthy, being open, high prairies in a northern latitude. No persons are ill from the climate, only ague in the swamps. We have a good cash market; hay, 2 dollars to 4 dollars per ton; working cattle, £8 to £12; cows, 12 dollars; sheep 6s. to 8s.; flour 5 dollars per bushel; wheat 3s. 4d. per bushel; Indian corn 1s. 6d.; barley, 2s.; oats, 1s. 3d.; buckwheat, 2s.; pork, 2d.; beef, 3d.; butter 8d.; cheese, 4d. The expense of coming to this place from New York to Buffalo, by canal, 3 dollars in seven days; by rail, 10 dollars in two days; and by steam boat thence here 6 dollars in four days and a half. Upwards of a hundred farmers have come here in consequence of my former letter; not one has left. We have all conveniences: shops, goods as cheap as in England, places of worship, saw and flour mills, daily newspapers, and the New York mail every day. In short, every convenience you could have near New York; and your produce will sell for nearly as much, with double the crop on the new land."

## IOWA.

This territory, which once formed part of Wisconsin is now separated from it, and is the frontier territory of the west, and the *ultima thule* of civilization. It is very healthy, very beautiful, very fertile, abounding in fair uplands of alluvial soil. But its population are rude, brutal, and lawless, and possessing no settled institutions or legislature, it is obvious that it will be avoided by all persons of character and orderly habits. Its miners, like those of Galena, are worse than savages. We may dismiss our account of this region, for which nature has done everything, and man nothing, by the assurance that at present it is entirely unfitted for the settlement of emigrants, except such as

"Leave their country for their country's good."

"He has taken Iowa short," is the American phrase for a rascal who has made other places "too hot to hold him."

## COMPARISON OF WESTERN STATES

The climate of these states seems to be modified by two circumstances. The further south the settler reaches, the longer will he find the spring and summer, and the greater will he find the tendency to bilious fevers. The further west he tends, he will discover the cold of the north tempered into greater mildness. The east and north is therefore the coldest and most extreme region, in point of climate, the west and south the most genial. Northern Ohio is perhaps too rigid—southern Illinois too torrid. Yet the winters in Indiana and northern Illinois are extremely severe, although they are of shorter duration than those of Ohio.

MICHIGAN has the advantage of being bordered on the north, west, and east by Lakes Michigan, Huron, and Erie, great fresh water seas, which greatly temper the summer heats with lake breezes—but its extreme northerly situation, and its masses of wood, water, and swamp, coupled with its semi-insular position, render its winters very severe, and its summers, but especially "the fall," not very healthy. Its southern districts are described as the most genial and salubrious, as well as the most fertile, in point of soil.

INDIANA, which is bounded on the north by the southern margin of Michigan, may therefore be expected to be an improvement upon it in point of climate; and accounts appear to agree in assigning a preference to that state in this respect. Not being so far to the west as Illinois, while it is yet equally far south, it is probably rather less subject to the febrile complaints of the western region.

WISCONSIN is further to the north than Indiana or Illinois, but being also further to the west, the rigidity is tempered by that circumstance, and by its boundaries, Lakes Michigan and Superior on the east and north.

IOWA, formerly a portion of Wisconsin, has recently been severed from it, and erected into a separate state, with an independent government and legislature. To the south and west of these are the frontier states of Missouri, and Arkansas, but as they are avoided almost universally by European settlers on account of their insalubrity or lawlessness, it seems unnecessary here, further to notice their qualifications for the reception of emigrants.

Iowa and Wisconsin have recently commanded considerable attention as fields of European settlement—especially for persons of the labouring or mechanic class. Wisconsin has superior advantages in the shape of transit from its northern and western boundaries on the great lakes—a consideration of much importance in the development of its commercial resources. But Iowa is intersected in great part by the Mississippi, the highway of the Western Union, by the Monies, and the Iowa, both of which are navigable. Situated as far west, and further south than Wisconsin, the state is more temperate and healthy, and also more fertile. Looking at its geographical position, we should be inclined to expect that it is better adapted for European settlers in point of salubrity and geniality.

Much useful information has been afforded in reference to these states by associations in this country, formed to facilitate the settlement of

working men in their most favoured districts; and Mr. George Shepherd, the editor of the *Eastern Counties Herald*, who spent several years in both States, and subjected himself to personal experience of their manner of life, by roughing it like the natives, supplies intelligent, and we have no reason to believe, other than trustworthy details on the subject, of their actual condition, advantages, and drawbacks.

In a fair, and not ungenial, spirit, he takes us to task for the disparaging account, we have not hesitated to give of the state of society in Iowa. That he has not convinced us that we are in error, does not arise from any disinclination to retract what we may discover to be wrong. We see so many grounds of encouragement to settle in these states, from the nature of the soil and climate, that we are only too willing to be furnished with reasons for justifying a recommendation in their favour.

But we speak from authority in reference to the social condition of the territory up to the year 1844, and although five years are an age in the mere material progress of a young American State, we are satisfied that such an interval affords little time for moral or social improvement, if, indeed, it does not raise a presumption, rather of temporary retrogression in the ratio of an unnatural influx of population. As a general rule it is only daring and desperate men who become the pioneers of civilization into frontier states. Nothing but a necessity which amounts to desperation, would lead those, who have any hold on the hopes and comforts of a civilized community, to tempt the wilderness or the untrodden prairie. Mr. Shepherd's own admission, that *law* only began to exist in Iowa in 1848 is pretty substantial proof that, prior to that time, the people had to be a law unto themselves—an experiment for which Englishmen in England are unfit—and by which the *omnium gatherum* which finds itself a community in Iowa, is still less prepared to abide. The narrative of the eventful life of the emigrants from Yorkshire, to which we have before alluded, clearly proves that even in the well settled state of Illinois, the absence of police, and of the effectual authority of law, left the inoffensive settlers a prey to the most lawless brutality, against which there was scarcely any protection. It is not merely American but human nature, that the lawless will run to where there is no law—and there they will make the rule of the strongest reign. Where is an American vagabond so likely to go as to a frontier territory, in which, even if he is pursued, he knows he can set retribution at defiance—or, at the worst, can cross the frontier and there find himself safe among the wilds and wild beasts. Who in America will work in mines, except to have large money wages, which he may squander in debauchery, as the gold finders do in California? There is abundance of land for all for the tilling. Who that loves the habits of peaceful industry, would prefer working under ground, except that he may be supplied with the means of fits of idleness and dissoluteness. Mining is the chief industrial occupation of the state, and one of the most demoralizing, everywhere, except amidst the stringest restraints of an old country, where the bad are compelled by wholesome fear of the constable, to assume a virtue, if they have it not. Mr. Shepherd proves little by showing that he slept in houses without bars, and with money, without being robbed. Open theft from a man's person, or burglary in his house, is not the American way of doing

business. "The wise" and the Yankees "convey it call." They keep the bare law on their side by swindling, or promise breaking, in place of open thieving—and, if they desire to take possession of what is not their own, or to sicken you out of what is yours, they break down your fences, lead their horse or cattle among your corn, get up some forged title to your log hut and clearing, gouge your eye out, or flourish their bowie knife. Mr. Prentice tells us that his nephew had been murdered just before his arrival, with the favorite quarrel settler of the West—quarrels to a great extent, meaning only ruffianly spoliation under the cloak of the argument which the wolf urged to the lamb. God forbid we should allege that this is universal. Many, very many, worthy men are to be found among these wilds, ready to assist the weak and innocent against the brutal. But it is perfectly obvious from the nature of the case, that frontier settlements will always be the refuge of the vicious criminal, and lawless of more orderly communities—and there finding the restraints of constituted authority, necessarily weaker than where a denser population can vindicate its power, we are to expect what is invariably found the hardy, bold, adventurous, but also the violent and dishonest. Doubtless as the settlement becomes more attractive to persons of orderly habits, and the increase of population, subjects the actions of all to the eye of many neighbours, great improvements will take place in this respect. Even already to the poor and the physically strong, if they live in each others vicinity the ruffianism of the bad will not present a very formidable aspect, and their uneasy neighbourhood may have its compensation in the advantages of soil, climate, and cheapness. Families migrating thither in co-operative association can combine against the common enemy and drive him from the field. But other well ordered districts offer themselves in so many quarters, that we see no necessity for any one to betake himself to this *pis aller* of emigration.

It may be proper, however, before dismissing this subject, which, from the increasing tendency of associative migration to direct itself to Wisconsin and Iowa, rises in importance and interest to the reading public to afford more ample details of the various topics it involves:—

"Iowa," observes Mr. J. Buxton Murray, "is situated at what has been called 'the sag end of the world,' certainly at the western extremity of civilization. A considerable portion of its inhabitants are connected with the extensive lead mines of the West, and for these reasons their character is far from being that of a polished people. The settler will therefore be subjected to a great many social inconveniences and difficulties, *common to all frontier countries*. But should the mode of settlement recommended in these pages be adopted, the annoyances of a frontier life will be less felt, as each party will find companions and associates in their own friends or relations, and the sooner also will the character of the country be raised in the scale of moral excellence."

Dr. John Thomas, of St. Charles Dane County Illinois, states:—

"As to the population of Iowa, it is something like that of Texas, the refuse of the States, and of Europe. The phrase, 'He has taken the Iowa short' is familiar in these parts, for he that has fled the country for his crimes. It is a frontier territory, and, like all such, is the *ultima Thule* of the civilized world. For myself, I would as soon go into exile at once

as emigrate to Iowa as it is. A civilized man wants something more in this life than earth, water, air, and sky : unless he have congenial society, the best farm is but a dreary waste. I speak from experience.

"As to the health of Iowa, this same rule will apply as to all this north-western region. On the streams it is more or less aguish, according to the bilious predisposition of the settlers. On the open prairie it is more healthy than in the timber ; but, upon the whole, Northern Illinois, Wisconsin, and Iowa, are as healthy as any country upon earth. There is less disease, in general, in these countries than in the British Isles ; diseases arising from poverty are unknown. I have not visited the mineral district, west of us some eighty miles, but those who have say that the country is very hilly, and certainly not well adapted to farming purposes—at least so we believe here, who have a country of fine undulations and sloping plains. We are no advocates here for ploughing around hills, or in deep hollows : we consider it too much labour for man and horse."

These extracts will be sufficient to show that we have not been "speaking without book;" and, as we have shown that, in the very nature of things, they have every presumption of truth in their favour, we have not hesitated to adopt them. In that spirit of candid inquiry, which can alone give any substantial value to a work which we are anxious to make a safe and authoritative guide to emigrants, we call into court Mr. Shepherd for the defendant, who thus files his answer to the bill—

"Undoubtedly, the general character of the population of the Western States—Iowa included—exhibits a large proportion of what our excessive refinement calls rudeness. They are in the main men who have had a tough fight with fortune—who have reclaimed forest and prairie with their own hands, and by their own labour have raised themselves above want or the fear of want—who, though independent in circumstances, are yet strangers to luxurious ease—who have neither leisure nor inclination to cultivate "the graces of civilization"—and who, in their intercourse with neighbours or strangers, are not accustomed to employ needless forms, or to waste time in compliments. They build houses that are somewhat rough in their exterior, their furniture is plain and scanty, their garments would shock a London tailor, and a London epicure might turn with disdain from the homely but abundant food which forms their daily fare. What is there in all this to terrify an emigrant, or which an emigrant must not be prepared to encounter, go where he will ?

"Amidst the rudeness of frontier life, there are many redeeming traits. So far as the north-western region is concerned, I am satisfied that life and property are more secure than in this country. It is my lot now to live under the protection of English law, and to share the security which the legislation and institutions of centuries guarantee to all ; soldiers are in our barracks, ready at a moment's notice to sustain the public peace ; a well-organized police patrol in our towns and villages to guard our persons and possessions. Even with these advantages neither persons nor possessions are altogether safe ; we feel that, though in England, there are masses of men who live in utter violation of the law ; and we should as soon think of taking poison, or throwing our purses into the

sea, as of going to bed without previously ascertaining that our windows and doors are secure."

We need scarcely say that, if with "soldiers in our barracks," and a "well organized police," we are entirely unsafe, our predicament is not likely to be improved where these restraints are entirely removed from the disorderly—and that is just the case we make out against Iowa:—

"I was located," continues Mr. Shepherd, "amongst squatters, within a few miles of the extreme frontier line, in the immediate neighbourhood of an Indian settlement, and I have never felt a greater sense of security than I then enjoyed. One fact will illustrate this: I slept for a considerable period in a log-house which had neither door nor window-frame, and with no other companion than a small Scotch terrier; people around were acquainted with the circumstance, and may be supposed also to have known that, as a recent settler, I was not wholly without money; other settlers felt equal security, for only in one instance that I am aware of was a lock or bolt employed; and yet, neither in my case, nor in any case within my knowledge, was any robbery or outrage effected or attempted.

"The kindness of the population is as uniform as their honesty. I could name several instances which came under my own observation where children deprived of parental protection were at once and without solicitation taken home by neighbouring settlers, and fed, clothed, and educated by them with as much care and consideration as though they had been their own offspring. The highest purposes of a poor-law are voluntarily fulfilled as a religious duty, and without the degradation which here attends the acceptance of relief.

"Admitting, then, that in Iowa and Wisconsin, no less than in England, there are men of ferocious character and lawless habits, I maintain that the majority of the population are well-principled citizens, obliging to neighbours, kind-hearted and generous to strangers."

We here leave the evidence to be balanced by the reader, and proceed to that department of the subject about which there is likely to be less difference of opinion.

"Supposing the frontier States to have been chosen, the question will still remain, whether Iowa or Wisconsin is to be preferred.

"Wisconsin has hitherto been the favourite State with British emigrants. The Temperance Emigration Society and the Potters' Society have established settlements there. I travelled over a large portion of it in 1843, and found numerous parties of old country people everywhere. In the neighbourhood of Racine, a port on Lake Michigan, a small body of London mechanics had raised their humble dwellings; and in the interior were various groups of log-houses, tenanted by men who held some distinctive principle in common. Many of these men had belonged to Owen's co-operative movement in its palmiest days. The Temperance Society's location is within a moderate distance of Madison, the capital, and possesses, in an eminent degree, the important qualifications of salubrity and fertility, combined with almost unequalled natural beauty. The Society did not commence operations until after I had left Wisconsin; but I have a vivid recollection of the delight with which I first gazed upon the glorious scenery of the district they have chosen. Were

I called upon, however, to advise an emigrant as to his choice of a district, I should certainly name that through which the Rock River flows, as, on the whole, the best farming country I saw in Wisconsin.

"Of the neighbouring State of Iowa, comparatively little is known in this country; although it is, I think, superior in many respects to all the other Western States. It is as beautiful as Illinois or Wisconsin, and more healthy than either; its soil is pronounced, by competent authorities, the richest in the Union. It has apparently great mineral wealth; it has an admixture of prairie and timbered land, with an abundant supply of water; and it holds out advantages as a pastoral country.

"*Lee* county is one of the most thickly populated, and, commanding both the Mississippi and Des Moines Rivers, enjoys a good commercial position. In the interior are many flourishing villages. It is understood that some caution is necessary in the purchase of land from settlers in this county, in consequence of certain half-breed (Indian) reservations; but of course no difficulty exists when the purchase is effected at the government land office. The flourishing town of Burlington, on the Mississippi, invests *Des Moines* county with importance in a business point of view; but its surface is rather too level, and its soil too heavy, for the general purposes of agriculture. *Dubuque*—next to Burlington in population and business—is also on the Mississippi. In *Jackson* county, between Dubuque and the Maquoketa River, there is plenty of timber and water, and prairie farms. *Muscatine* county is well settled and well watered; in some tracts it is deficient in timber, and in others is rather unhealthy. Between this county and the Maquoketa—including *Scott* and *Clinton* counties—there is a fine and fertile region, with several rising towns. *Devenport*, for instance, is in *Scott* county, opposite to *Rock Island*, Illinois. Among the interior counties, *Van Buren* is the most deserving of notice, on account of the extent of the improvements which have been there effected. It is immediately behind *Lee* county, and on the *Des Moines* River. *Jefferson* county is to the north of *Van Buren*, and is handsome, well wooded, and watered by the *Checauque*, with numerous tributaries. *Linn* county, again, is highly extolled, as having a more desirable proportion of timber and prairie land than most of its neighbours. The northern part of the State—that is, above the *Iowa* River—is, in my judgment, the best adapted at the present time for settlement by British emigrants. The population is less than in the southern division, but the soil is much superior. The precise spot for location cannot with safety be indicated; but I am warranted in recommending the emigrant to pass Burlington, and land either at *Devenport* or *Dubuque*. The former will readily conduct him to the choicest parts of *Scott* and *Clinton* counties; while *Dubuque* should be chosen by those who deserve most easily to reach the picturesque scenery of the Maquoketa, or who have a fancy for the lead diggings. Those counties are usually considered the best which are contiguous to the Mississippi; but it must be borne in mind that the *Des Moines* and *Iowa* Rivers are navigable to some distance by boats of light draught; and the *Wapsipinecon* is by many said to be improveable at a comparatively small outlay.

"The aggregate population of the State cannot be much less than 200,000.

"The produce of Iowa is varied and abundant. Wheat and maize are the crops to which the settler first turns his attention. The remarkable ease with which maize is cultivated, and the numberless uses to which it is applicable, renders it a crop of the utmost importance to the emigrant; beside which it is the best *sod* crop, that is, the crop grown on the turf when newly turned by the breaking plough, and before cross-ploughing has been applied. Wheat, again, thrives amazingly, and is always regarded as a cash article. It is customary to speak of it as producing from 30 to 40 bushels to the acre; but though I have no doubt that, with care and industry, crops of that character may be raised; I am bound to add, that what I saw of the western country, left a conviction that not more than twenty bushels are ordinarily obtained. Even that, however, is a large crop, considering the slovenly character of the farming. In Wisconsin I planted potatoes with great success, and the soil and climate of Northern Iowa are, I think, equally favourable for the growth of that root. Turnips, too, succeeded well, but their importance as winter provender is lessened by the abundance of pumpkins, which literally require no care whatever. Oats do well, but except in the immediate vicinity of towns do not command money. Hemp may be raised in any part of the State, and in the warmer districts, tobacco and the castor bean will, in time, become staple articles of growth. Beet root has been introduced to some extent in Illinois. Iowa is quite as much adapted for it as Illinois. Beef, pork, hides, lard, and wool, are articles which the Iowa farmer may bring into the market with certain profit. There are no natural pastures in the world to be compared to the prairies of that State. Coarse as the wiry grass seems to the eye of the stranger, he soon learns to discover its fattening qualities, as the food of the horned cattle which roam almost at will during the spring, summer, and autumn; the pig finds sustenance in the acorns and wild roots of the timbered lands, and are fattened at a cost little more than nominal. The sheep carries a capital carcass, and yields a fleece of more than common excellence.

"Mining must not be forgotten in the enumeration of the pursuits to which the inhabitants of this region direct their attention. Several thousands of persons are already engaged in digging for lead; and hereafter coal and iron ore must occupy attention.

"The articles of export for which the settler may obtain more or less cash, are, then, flour, beef, pork, lard, hides, and wool. I say 'more or less cash;' and I do so, because, even in regard to these articles, 'trading,' or barter, largely prevails. A common rule at the store is, half payment in goods, half in cash; although there are many dealers who pay all in cash for wheat, pork, and wool. Lead is invariably a cash article; and hence, both in Iowa and Wisconsin, the mining district is that in which the most ready money is to be had.

"Dubuque, Davenport, and Burlington are the chief seats of commerce in the State. Iowa city, the seat of government, is in Johnson County, on the Iowa River, which is navigable by small steamers. Fort Madison and Keokuk are relatively important places, and others of a similar character are rising in different counties. At all of these places

the emigrant has markets for his produce. The fact that the whole are not cash markets has given rise to a belief that none but settlers who have lands within a very moderate distance of the Mississippi can dispose of what they have to sell. The constant influx of emigrants into the interior of the country furnishes a demand for grain and meat of great value to the farmer. I cannot better illustrate this, than by stating that in Sauk County, Wisconsin, I paid quite as high a price for wheaten flour as was paid in this country in average years before the repeal of the corn laws, the article being brought from St. Louis up the Wisconsin River in a steamer of light burthen.

"An important advantage of a prairie country is, that it offers facilities for the construction of roads not to be found in the eastern states, or in Canada. No riding can be smoother or easier than over a gently undulating meadow, which is all that a prairie amounts to; and the "corduroy roads" which run through the heavily wooded lands are of comparatively small extent. It is well that they are so; though the annoyance they occasion is not greater to the teamster than that which arises from the marshy districts, where the water often reaches to the axle of the wagon wheel, and hides a somewhat treacherous bottom. On the main lines of communication, the roads are, generally speaking, excellent; rough but substantial bridges have been constructed, where necessary; where rivers are too broad for bridges, ferries are provided; and these advantages are continually being multiplied and extended, in proportion to the increase and development of settlements. The settlers have a habit of helping themselves, when an obstacle is to be removed, or an easier path to a place of business constructed; and their efforts are admirably seconded by the unceasing efforts of the local legislature to effect public improvements. The liberal provision made throughout the American Union for the secular education of its people proverbially and deservedly constitutes one of its most honourable characteristics; and, next to it must be placed a uniform determination to do all that can be done for the development of the immense resources of the country, by rendering rivers more navigable, by forming state roads and canals, and by assisting in the construction of railroads."

"In reference to the course to be pursued by the moneyed emigrant on his arrival in Iowa, some diversity of opinion prevails. The mechanic, or unskilled labourer, who wends his way to that distant region to procure the bread which he cannot earn "at home," and who reaches Burlington or Dubuque with but few shillings in his pocket, has plainly no alternative but to seek employment, and accept it at the current rate of wages; and this task is, happily, easy of accomplishment. But with the moneyed emigrant the case is different. He has to choose between settled districts, where improved farms are to be purchased; and unsettled districts, where the whole work of improvement is to be performed. The former are usually preferred by men with families, who are anxious to effect comfortable settlements without loss of time, and to secure advantages only to be obtained in peopled localities—proximity to the residence of a medical man, a store, a school, or a chapel, or all of them. They decide upon selecting land already partially under cultivation, with a house and sheds already built, with a well dug, and with ten, twenty,

thirty, or forty acres fenced, ploughed, and in crop. The American settlers are, as a body, prepared at any time to sell their farms, and to commence anew their arduous labours, when the change is profitable. The amount of profit required depends upon circumstances, which preclude any attempt to fix the price at which the emigrant may obtain his object. The needy farmer, struggling with debt and law, enters the market at a disadvantage, and will often "sell out" at a serious sacrifice. The father of half-a-dozen boys and girls, rapidly rising into their teens, discovers, it may be, that the farm to be apportioned amongst them is small, and in that case he will be content with a moderate sum for the improvements effected, in addition to the average price of land as enhanced by rising towns and villages. It is for the emigrant to act with caution, and, if not aided by the advice of resident friends, to avoid everything like making an offer until he has formed an idea of the position of the parties he desires to address. If he be ostentatious, and seek to impress those about him with a sense of his wealth, depend upon it he will pay for his pride, and pay smartly too. A shrewd man will avoid this, even by seeking information as an inquirer rather than as a purchaser. Quite as much depends upon the tact with which this is done as upon the circumstances of the actual settler. I have known a snug little farm to be purchased within an easy distance of a good market for one half the price paid for land, at least 120 miles distant from a similar place. Why was this? Simply because the buyer in one case knew how to transact business, while, in the other, he placed confidence in statements which moderate inquiry would have proved to be groundless. One had acquired western experience; the other, though not a simpleton, had failed to study the nature of his position. So far is the latter from being a singular case, that I think it would not be difficult to show that the "great bargains," about which we now and then read in the published letters of emigrants, are few in comparison with the number of errors committed by parties unduly eager to obtain settlements.

"If asked to state at what price improved farms may be obtained, I should say that they range from ten dollars per acre in the neighbourhood of towns to three dollars per acre in less populated districts; houses, sheds, and fences, being given, as it were. Where land has reached the higher figure, one half of an eighty acre farm ought to be in cultivation; in more remote places the proportion will be considerably less; seldom, indeed, more than twenty acres, often not more than ten. Farms of the last description are frequently found in districts not actually "in the market" that is, not yet offered for sale at the government land-office. The value set upon the improvements by the seller is added by him to what he deems the worth of his "pre-emption right," which is the term used to convey the preferential claim of the possessor to the purchase of the land when ordered by the president to be sold. Having purchased the pre-emption right, the emigrant will be able, at the proper time, to buy the freehold at the ordinary rate, namely, a dollar and a quarter per acre.

"While a single stranger will act wisely in purchasing improved land, I think it may be proved, that parties of emigrants will, in the main, consult their interest by settling on wild prairie land, and creating for themselves all the improvements they require.

"Autumn is, I think, the best season for the arrival of the emigrant in Iowa; because, if disposed to labour for others, he is certain of being able to find work at harvest-time, while, if in better circumstances, he will have his land 'broken,' preparatory to putting in a good spring crop. Spring is the *cheapest* time for arrival for members of emigration societies, who have intrusted preliminary arrangements to an agent. Certainly, *he* should be there in Autumn, partly because that is the season at which he can most satisfactorily survey the country before deciding upon the location; and, in the next place, because he will have the close of the 'Indian Summer,' with winter and early spring, in which to prepare for the reception of the party represented by him."

The present prices in Iowa are three to four dollars per bushel for flour, 2s. 6d. for wheat, 9½d. for maize, 9½d. for oats, 1s. 3d. for barley; coals, 6d. per bushel, butter, 5d. per lb., ham, 2½d., cheese, 4½d., chickens 4d. each; eggs, 2½d. per dozen; potatoes, 1s. 8d. per bushel; beans, 1s. 8d., apples, 5s., dried peaches, 8s.,

We have here placed the evidence before the reader, and have done every justice to the statements of Mr. Shepherd. It is not at all unlikely that persons designing to settle in the Western States may be induced by the attractions of climate and scenery, to prefer Iowa, to Ohio, Indiana, or Illinois, especially as the former has the reputation of superior salubrity. Indeed, we entertain a strong conviction, that the tide of western emigration is not likely to stop at Illinois, when Iowa is to be reached a little further on—because, although some parts of the older western states are healthy and picturesque, all the best and most salubrious localities are pretty fully occupied.

## MIDDLE AND SOUTH WESTERN STATES.

Cobbett fulminated unmeasured diatribes against Flower and Birkbeck, for their preference of the Western to the New England States. Having experience of both, he warned all Europeans against encountering the perils and hardships of the former. This sentiment we find repeated by many persons of intelligence, both American and British. Indeed, we regard it as a prevailing opinion of Americans of the middle class, and of English gentlemen who have been long resident in America. The recent accounts we receive of the middle and south western states, induce us to entertain the conviction that while the north-eastern states are too subject to extremes of climate, and to a long and rigid winter, a compromise may be made between these and the extreme western and southern states.

A sort of Delta, made by the western slope of the Alleghany Mountains, the east bank of the Mississippi, and the Ohio river embraces the, perhaps on the whole, finest region of the United States. In this triangle are embraced parts of Kentucky, Virginia, Pennsylvania, South Ohio, and Tennessee; and to this region we are inclined to assign the preference, as a place of settlement for British emigrants over all other regions of the union. This impression has grown upon us from recent

oral information, afforded us by many intelligent Americans and Englishmen long resident in America.

The Rev. R. D. Thomason, the secretary of the Philadelphia Emigrant's Friend Society, an Englishman to the very core, but who has been long resident in, and has become a citizen of, the transatlantic republic, has published "Hints to Emigrants," from which we gladly lay before our reader the most important information with reference to these middle states. Mr. Thomason thus proceeds:—

"The question which next presents itself for our consideration is, what section of this country is best adapted for emigrants? On opening the map of the United States, you will find that republican freedom has here a domain as ample as its most extended ambition could desire. Stretching across the broadest portion of the western continent, and touching two oceans, extending north to the 49th degree, and south to the 25th, it includes in its millions on millions of acres, it might naturally be supposed, every possible variety of climate that the temperate zone affords. Counting the degrees of latitude by tens, I have resided in them all, but have sought in vain for the Elysian clime of which western bards have sung, and pseudo-travellers have described. Sober inquirers have not found it, and meteorological science denies its existence. On whatever point of latitude or longitude we may fix, or whatever degree of elevation above the level of the sea we may choose, a perpetually saline atmosphere, essential to create the climate of Italy or Madeira, our extended continent cannot enjoy. The boasted valley of the Mississippi, the Eden of the New World, as I was taught when I first came to this country, to call it, and knew no better—live in it, and you will find it to be the battle-ground of all the winds of heaven, and you will see the thermometer cut capers there that I am sure Adam never saw it do in Paradise. *East Tennessee, I am disposed to think, takes the palm as to equability of climate, but it is too distant, and the soil is inferior in fertility to many other portions of the Union.* Let the Middle States be understood, and the climate of America is superior, in many respects, to that of England. Its serene atmosphere and brilliant sky, its 'glorious sun,' of which our fellow-countryman spoke, delightfully contrasts with the gloom, and fog, and mist in which the British Isles are almost continually wrapped. But on the other hand, the aridity of our atmosphere, and the wide range of temperature, fickle withal, the almost polar cold of the winter, and the scorching sun of the summer, it must be admitted, are somewhat trying to the constitution, especially of Europeans, and are probably less favourable to robust health and longevity than the less brilliant and poetic sky of England. To the English farmer I would say, for personal comfort and successful farming combined, do not go further north than forty-one degrees, nor further south than thirty-seven. For my own part, I would not go where a long burning summer exhausts and enervates the system, nor on the other, would I farm where my stock must be shut up in the barnyard for seven months in the year, and myself kept by the fire side three or four months, or else up to my knees in snow, cutting down trees, or hauling logs, the only available employment. Nor would I follow the tide of emigration to the far west. Let the natives go there, they are best

fitted by inclination and habit to be pioneers to penetrate and subdue their forests. I would stay nearer home; the Atlantic places me at a sufficient distance from it without wandering, at cost of time and money, some thousand miles towards the Rocky Mountains. I have often wondered what could have taken so many of my fellow-countrymen away to Ohio, Indiana, Illinois, and Iowa, when they could have done as well in Pennsylvania. I suppose they knew no better, but were sent thither by land speculators or their agents.

"My opinion also is, that cleared lands are preferable, for my countrymen, to forest lands. I wish it, however, to be understood, that in saying this, I express private opinion, though four years practice of farming in the section of country in which I now reside, and intimate experience, by residence in the woods, entitle my opinion to some weight.

"Let us first suppose that we have decided on forest land, unimproved land, as it is here called. It may be purchased for from one to five dollars per acre, according to the situation. Well, here it is; we are now in the centre of our farm, consisting of one hundred acres. How profound the gloom and solitude, you say. Yes, but you hear the distant sound of an axe. Our neighbours are at work, and we shall soon change the scene. What trees! Yes, it is heavily timbered, and therefore good land. It is virgin soil, a plough has never profaned it. To cut down these trees is our first business. We have brought with us a good woodsman, for without him we could do but little; he will cut down a tree while we should be looking round it to see where to begin. His wages will be half a dollar per day and board. We must, of course, cut down, first, such trees as are suitable for building our house, and get that up as quick as we can, for our wives and children have been sleeping long enough in the wagons and under the tents. When we have logs enough prepared our neighbours will come and help us build. Let us work well, and we shall have a good cabin in a day or two. Then we must put up our outbuilding in the same manner. The next thing is to prepare rails for our fence. For this purpose we must cut down oak trees, that will rive well, and cut them into lengths of eleven feet, split them, and carry them on to the line where the fence is to be. And now we can go on felling the trees, but let us first select the site of our permanent dwelling, for we must be careful to leave there some of the handsomest trees for ornament and shade. We will not do like some of our neighbours, who make a war of extirpation where they go, and whose murderous axe does not spare a single tree to shade even their cottage door. This site must be convenient to a spring, for we shall not like the labour of digging a well. Yes! here's the place, sufficiently out of the hollow, to escape the fog that is apt to settle there, and not too far away to carry water. We must compromise the claims of labour and health in this matter. Some of those trees to the north we will leave; they will shelter us from the winds in winter; a few also must be left standing to the south, near to where the house will be, to shade us in summer. And now down with the rest of the lords of the forest; they have lived and reigned from the creation, but they must now bow to lordier man.

"When a sufficient space is thus cleared, we shall call in our neigh-

bours again to help us. These logs will be rolled up in piles, the limbs and brush heaped on the top. Then we must put up the fence, and next go to work to grub up the smaller roots, and divide the larger ones, cutting off the bark of the stumps to prevent them from vegetating hereafter. In the spring we shall set fire to these log-piles, and plough, as well as we can, the ground. A man and stout boy will thus prepare five or six acres in the course of the winter. The first crop will be Indian-corn and potatoes, and the next, if the ground is in sufficient good order, may be wheat, if not, corn, again. We shall probably get from forty to sixty bushels per acre of corn, and from fifteen to twenty bushels of wheat. Cultivating a crop among these roots and stumps is no easy work, as you may judge, to one not used to it, and you will stand a chance of breaking your plough occasionally, and sometimes, perhaps, your shins; but they who are used to it make little of it, and, I suppose, by and by, we shall not mind it either. Let us have patience, and, in some ten or fifteen years, old father Time will get them all out of the way for us. Thus we shall go on, year after year, until we get the whole farm cleared, taking care to reserve a sufficient quantity of wood land.

"The first year we must, of course, purchase our provisions; and, as our means are slender, we shall have to make up our minds to suffer some privations to which we have not been accustomed. Let us see: we shall cultivate a garden, and thus have sufficient vegetables through the summer. Our cows will get their living in the woods, with the exception of four winter months; their calves, kept in, will bring them up every evening. Our pigs will run at large, and a little corn thrown to them occasionally, and the slops of the house, will keep them near home. Then we shall need to purchase corn, flour, pork, potatoes, and, if we can afford it, coffee, tea, and sugar for ourselves, and corn and fodder for the stock. Say our two families consist of four persons each, besides one or two little ones, then the following will be something like the probable estimate.

	dollars.
100 acres of land, at one dollar per acre .....	100
Surveying, title deeds, and taxes .....	12
Stock and implements .....	250
Wages of hired man one month .....	20
150 bushels corn, at 40 cents .....	60
8 barrels flour, at 5 dollars .....	40
1500 pounds of pork, at four cents .....	60
Groceries .....	30
Clothing, mechanic's bill, and extras .....	30
Hay, and fodder for stock .....	30
Total .....	632

Divide this amount by 2, and we have 316 dollars, about £63 sterling.

"Let us now suppose ourselves on cleared land. We will imagine it to be an old Virginia farm. Here is a large but dilapidated house,

and the buildings around are in the same state. The fences are broken down and the land is in many places overgrown with blackberry bushes. How comes it in this state? Why, the kind of farming it has received, has exhausted the soil, and the owner has left it to go away into Kentucky or Tennessee, and cut down trees as we have been doing. This is Virginia, you say, and then we are among slaves! No, there are no slaves of any consequence in western Virginia. The slaves have gone off to the new countries, and taken their masters with them, or their masters have taken *them*, which is the same thing to us; but they have not taken the land, though they have used it worse, I'll answer for it, than they ever did their slaves; indeed if they had used it half as well, it would never have been in this state.

"But to our farm. I have said that I would rather farm here than chop down trees and work among the stumps. In the first place, this open country is generally more healthy, owing to there being a freer circulation of air, and no decaying vegetable matter as in the woods—a fruitful source of disease.

"In the next place, farming this land will be to us far more pleasant, and, I believe, quite as profitable. Let us see. Here are six or seven hundred acres; it may be bought, say for five dollars per acre (in some instances these farms may be had for nothing, in others for ten dollars per acre, according to circumstances). It is divided into fifty and hundred acre farms. We will first enclose the whole tract with a good fence, leaving, for the present, the division-fences, as we propose to adopt the soiling system, and, consequently, shall not turn out the cattle. Wood is scarce here, and we cannot build log houses; we must put up shanties. We shall put posts in the ground, plates on the top, set the boards up perpendicularly, and nail strips over the joints, and put on a board roof. We have, therefore, to haul the logs to the saw-mill. The cost of sawing will be about five dollars per thousand feet, and it will take one thousand feet to build a house eighteen feet square, one story, with a little shed. Here we must live until we can afford to build a good frame house. The stable and other out buildings will be of the same kind. All together will cost us, say fifty dollars. Here, then, instead of felling trees, and grubbing, and rolling logs, we shall spend our winter in making manure. First, we must build a lime-kiln: this will be the joint labour of all the company, and then we must haul the lime-stone and burn it.\* Next get marl, or peat, or mud, as the case may be, for remember, we do not go upon lands where one or all of these fertilizing agents cannot be obtained. This we will haul home after it has been spread out to dry, and put under a shed erected near to the stable, first digging a pit under the shed, three or four feet deep, sloping at each end, so that a cart may go in at one end, dump the load, and go out at the other end. Or if we wish to dispense with the shed, we can put up the marl or peat into conical heaps, like hay-cocks, and beat the surface with a shovel, to exclude the rain. We must make as much manure as we can, with our cattle, and that with as little hay and corn-stalks as possible, for the provender we shall have to buy, and we shall, perhaps, have a long way to go for it, so that it will be

\* Where marl can be obtained lime will not be needed.

best to stable our stock; they will eat less than when exposed to the weather, and we shall make more manure. At the heels of the cows let us make a gutter, eighteen inches deep, about sixteen wide at the top, and twelve at the bottom; this we will plank at the sides and bottom, and fill two-thirds with the marl or peat, adding a little lime. When the trench is filled up with the droppings of the cows, it must be cleared out and the contents taken away, and spread upon the land, or put under cover. The same plan should be adopted in the horse-stable, omitting, of course, the deep gutter, and also in the hog-pen. I have said, we must economise feed for the stock; we will therefore cut, not only the hay and straw, but also the corn-stalks. If we can boil or scald them—boiling is best—and sprinkle over a little bran or corn-meal with salt, the cows will eat them readily, and give plenty of milk.

“As early as possible we will plough up five or six acres. With one horse and three cows we can make manure enough for thus much land in the course of the winter. How deep we shall plough, will, of course, depend upon the nature of the soil. We shall probably find that it has never been ploughed more than four inches deep, and possibly the under soil may be better than the upper. To do this ploughing, we must borrow a horse of one of our neighbours, and lend him our's in return. We will spread the manure as we make it, or pile it up under cover, and give a second light ploughing in the spring after the manure has been hauled on. As much land as can be well manured from the stable will be devoted to potatoes and Indian corn; to the rest, as far as we are able, we will give a good coat of marl, or peat, or muck, with as much lime as it will bear. This we will put in with spring rye for soiling, and with oats. If any part of our farm appears good enough, without the application of any kind of manure to take clover, we will sow as much as we can. As early in the spring as the ground will work, which will probably be in the latter end of February, we must, of course, put in our potatoes, and rye, and oats. About the first or second week in April we may plant corn. The usual method is to plant it in squares, in hills, as it is called here, from three to four feet each way; but as we have a small lot, and wish to make the most of it, we will plant it in rows three and a half feet apart, with the drilling machine, putting the grains four inches apart in the rows. It must be kept clean by ploughing and harrowing between the rows, and between the plants, with the hand-hoe. If one barrel of guano, one of plaster of Paris, and ten of well pulverised peat or muck could be scattered by a hand going before the drill, it would materially assist the crop. When the plants have grown a foot high we may begin to thin them out to a distance of twelve inches, and these plants will serve for food for our horses and cows. We can hitch a horse to a small truck, narrow enough to go between the rows, or to a wheelbarrow. In the month of July we will get a piece of ground well ploughed and manured, and put in half an acre of ruta бага turnips, and with these we can fatten our hogs and beef. When the corn is fit to cut we will clear it off, plough up the ground, give a slight dressing of manure, and then put in wheat, and if we have any manure left, it can be put, with a coat of lime, on the clover.

“In this way let us go on for six years, and then compare notes with

the man with his stumpy farm. The following may be considered a low estimate of the productiveness and proceeds of such a farm, when thus brought into a fair state of cultivation,

	dollars.
15 acres of corn, 750 bushels, at 50 cents .....	350
10 do. of hay, two tons per acre, at 10 dollars .....	200
3 do. of potatoes, 450 bushels, at 30 cents .....	135
2 do. of ruta bagas, fed to stock .....	
5 do. of wheat, 100 bushels, at one dollar .....	100
Cows and hogs .....	100
Total .....	885

## EXPENSES.

Clothing .....	125
Store bill .....	100
Corn and grain for stock and family .....	75
Hire of labourers .....	30
Mechanics' bills .....	25
Butchers' meat and pork .....	50
Church and benevolent objects .....	50
Newspapers and books .....	10
Schooling for children .....	10
Taxes .....	5
Losses and extras .....	45
	525
	885

Annual profit ..... 360

"As soon as the necessary leisure can be found, we must plant a hedge and make a ditch, to take the place of our rail fences, which by the time the hedge grows up, will have decayed. The white thorn does not appear to do well in this country, but an excellent substitute is found in the Osage orange or Maclura. We must keep the saw-mill going, and soon we shall be able to build stone, brick, or frame houses and barns, as the case may be, and our little colony, or settlement, as it will be called, will present an appearance not less creditable than comfortable and pleasant. The grist and saw-mill, thrashing-machine, and corn-sheller, must be common property; and in all work for the common good we must take our share. We shall need a school-house. Our larger boys will be wanted to work in the summer, but they can go to school in the winter. It is customary to employ a male teacher in the winter, and a female in the summer. The state will assist us to pay the teacher, so that the education of our children will cost us but little.

"I have shown what amount of funds are necessary to go on a farm of fifty acres. It will be about the same either on cleared or uncleared lands. Something like one hundred pounds will be required before leaving home. But what are you to do if you do not possess this amount?

If you are a single man you can hire yourself to a farmer. You will get one hundred dollars the first year, board and washing, and one hundred and twenty the next. If you have a wife and no children, you can both do the same, and together you will get one hundred and fifty or sixty dollars. If you have a family, let your children, if they are old enough, hire out, and you can buy a piece of land; put up, with the assistance of your neighbours, your house, and work for them three days in the week, and on your own farm the other three. Steady application will bring you through."

These extracts speak for themselves, but it is only necessary to read the work from which they are taken, to be convinced of the christian philanthropy, the disinterestedness, the intelligence, and reliableness of the amiable author. It occurred to the association, (a clerical one) of which he was secretary, that they should recommend emigrants to settle in South New York, New Jersey, Pennsylvania, Maryland, Delaware, and Virginia, and they addressed letters of enquiry to the congregations of their own denomination in those states, a few of the answers to which we here insert:—

"The situation of Mercer county must be well known to you. There is no county in Pennsylvania healthier than it. Its original population was from the north of Ireland, and from Germany—of late years, from the eastern counties of Pennsylvania. Many families, from England and Germany, have recently settled amongst us, as well as some from France and the south of Ireland. Presbyterians are numerous—those of the Associate and Reformed Church, and some Roman Catholics, Protestants from England and Ireland, would be most freely received, especially those who wish to live by labour. At the present time, some hundreds of men might find immediate employment at our iron-works and collieries, and many more at farming. In fact, such as been the call for labourers at the iron and coal business, that the necessary hands for carrying on farming cannot be obtained. Female domestics are not to be had at all, and are much wanted. I mean such as would do housework, live in the family, and enjoy all the privileges that the families do. Small farms are numerous for sale here, at from five to twenty dollars per acre, according to the improvements thereon. The terms on which land is usually sold are one half in hand, the other in two or three annual instalments. The yield is such as is common to most parts of Pennsylvania; little lime or manure has yet been used, though limestone abounds. Mills of every kind are in abundance. You will see by the map, that the Erie Extension of the Pennsylvania canal, runs through the centre of the county. Market—Pittsburg, Erie, Philadelphia, or New York, as we may choose. Mechanics are not so much wanted here as miners, choppers, farm labourers and female domestics, the two latter more than any. For my own service, I would prefer those from the north of Ireland, the county of Antrim, from which my father came."

"I have in charge a tract of land in the county of Alleghany, N. Y. its original boundaries were six by nine miles, some 34,000 acres, lying in the towns of Scio, Independence and Andover—it is all sold and settled, except about 23,000 acres. The owners reside in Philadelphia, viz. —Richard Willing and Joseph Swift, Esquires, and Doctor Charles Wil-

ling, to whom I would refer you, as they have maps of the tract, and will confer with you on the subject, should the following description of the lands for sale, meet your views of what the emigrants need.

"1. The Genesee river flows through the tract—the lands on the river are all sold, except some six lots, which are mountain lots.

"2. The nearest cash market for produce, is Bath, in Steuben county, and Dansville, in Livingston county—say average 40 miles.

"3. The facilities of consequence, are now, only by teams. A plank road company have organized—doubtful if put in operation.

"4. The usual price of produce is one dollar for wheat—50 cents for corn—oats, 25 cents—potatoes, 20 cents—pork, four dollars to five dollars per 100—three dollars for beef—hay, four dollars per ton.

"5. The soil is a clay on the high lands—on side hills, mixture of gravel and sand—this soil is good for wheat and corn—Clay soil produces good grass, oats, peas, and potatoes.

"6. The surface, after leaving the river, and arriving on the summit, is rolling land—that which rolls to the south and east, produces the best—that which rolls to the north and west, is more cold and less productive.

"7. The land comprising the 23,000 acres, above mentioned, is all in a state of nature—unimproved.

"8. The timber is of the first growth—beech, maple, hemlock, a few scattering pine trees, some cherry, basswood, &c

"9. There has not, to my knowledge, any lime or plaster, been used on this tract by the settlers. I apprehend they consider it unnecessary at present, the settlement in general, is of a few years and new.

"10. The crop of corn, I understand, is from thirty to forty bushels per acre, without manure, except some leached ashes, a handful put in the hill at the first hoeing.

"11. No lime, marl, or peat, to my knowledge, near by the tract.

"12. There are two grist mills on the tract, and at convenient distance, some four miles apart—and four saw mills.

"13. The sum necessary to purchase implements and stock for a small farm of 50 acres, say ploughs, six dollars—harrows, five dollars—yoke of oxen, seventy dollars—chains, five dollars—wagon, fifty dollars—other small implements, say ten dollars—two cows, thirty dollars—25 sheep, thirty-seven dollars fifty cents. The cost to erect a log house in that country, 16 by 30 feet, board roof, two floors, windows and doors, and stone chimney, is called thirty dollars. This work is done there by inviting the settlers, and they meet, cut the logs, and with the teams they bring with them, draw the logs, and put the building up the same day, hewing the logs on the inside, outside leave round—stone plenty to build the chimney; at hand on every lot. This labour is done without charge, costs only the dinner for the men, leaves the settler to purchase and draw his lumber, and do the work to finish his house to live in, which cost is estimated as above stated, at thirty dollars.

"14. Mechanic's wages. All I know, is in regard to carpenters, which is one dollar per day—the employer boards him. Young men receive, to work on the farm, from ten to twelve dollars per month, found board and washing.

"15. The cash price of the land, ranges from three dollars to five dollars per acre, according to quality; location to roads, evenness, &c.

"16. The credit price is some ten per cent. higher, portion of the purchase money in hand, residue in five equal annual instalments, with interest, after the first year.

"The above statement, I think, is a correct answer to the inquiries you make, which you are welcome to, if they will aid your duties to the emigrants. *Title*, good beyond doubt, *incontrovertible*, which I can establish from *documental evidence*."

"A gentleman in Prince William county, Va., has written me several times to aid him in disposing of his lands. He has a tract of about 2,200 acres, which lies in a very convenient manner to be divided up into small farms, of one, two, or three hundred acres each. It has been cultivated to a considerable extent, as three distinct farms, and has comfortable tenements. From his description I should judge that some portions of the tract must be very good land, worth eight or ten dollars per acre; other portions worth from three to five dollars an acre. But he is very anxious to sell, and I have reason to believe he would sell the whole 2,200 acres together at from four to five dollars. These lands are about thirty-two miles from Alexandria. The turnpike road from Alexandria to Warrenton, in Fauquier county, runs within from six to eight miles. The distance to the Potomac river sixteen miles, but the Ocoquan creek allows vessels to approach within ten miles of a portion of the land. There is a stream running through the tract, on which mills can be erected; timber for a saw-mill has been prepared, ready to be put up, which will go with the land. There is abundance of good oak and pine timber on these lands, and altogether I should consider it a very desirable tract for a company of from ten to twenty families.

"These lands are about five miles from the county seat, Brentville; and there are many excellent farms in the neighbourhood. All that these lands need is good cultivation—deep ploughing will bring up a virgin soil, on which clover grows luxuriantly.

"When it is considered that a market is near, for all kinds of produce, at prices double and treble those in the western country; that it is a healthy and delightful climate; short winters, where stock, cattle, and sheep need very little fodder from the stack or barn; the emigrants must see that these Virginia lands are more to their advantage than going to the far west."

"Pittsylvania, C. Ho., Virginia, May 7, 1848.

"GENTLEMEN.—I observed, to-day, your communication in the 'Presbyterian,' relative to emigrants. I have concluded to drop you a line on the subject, though it will be a hasty one, yet you may rely upon the statements.

"This county is one of the southern tier of this state, and is forty miles square, and contains, black and white, a population of 27,000. Consequently, the population is spare, leaving vast quantities of uncultivated lands, in tracts from 200 to 1,000 acres, much of which can be purchased at from fifty cents to two dollars per acre; and, although the county is generally level, yet it is well watered, abounding in water-

power. Dan River, on the south, is navigable for batteaux, and the lands on the river are good, and sell high; but off the river, a few miles, from two to three dollars. Danville is situated on this river, and a line for a railroad is now surveying, and the work will, in a few months, be put under contract from Richmond, 150 miles. Staunton, on north side, is also navigable, and the lands much lower, as well as thinner, but abounding in the finest timber, oak, pine, and chestnut. High lands, a few miles from the river, can be bought in any quantity, at from fifty cents to two dollars. Staunton is twenty-five miles from the flourishing market town of Lynchburg. There are numerous other lesser streams running through the county, all affording water power for mills, or manufacturing establishments for enterprising persons; and, as produce is abundant and cheap, as well as materials, such can be readily erected. Any quantity of land, lying level and well watered, can always be bought, and very low, sometimes at twenty-five cents per acre; indeed, I sold a tract ten miles from Staunton, a short time ago, as a commissioner in lots of 200 acres, at 12½ and 23 and 25 cents., on six and twelve months' credit; but no difficulty would be met with in buying lands, of tolerable quality, very low, and even on the line of the railroad. I wrote an article, twelve months ago, calling the attention of emigrants to this fact, and stating that labour next year would be in demand in constructing the railroad. We have a system of free schools in each neighbourhood, where we educate, gratis, those who are unable to educate their children. The prevailing religion, in this county, is Baptist and Methodist. Presbyterianism prevails at Danville and the Court House. Convenient, or within two or three miles of the latter place, I own 500 acres of common land, on a creek and branches, in pine and oak, no improvements. I ask two dollars per acre, on twelve and twenty four months' credit; and adjoining the land is a flour, and corn, and saw mill, besides three or four others in three or four miles; and a tract of same size, poor, but a good house and outhouses, at same price, on shorter credit; however, lies well; the court-house is twenty miles from Danville, a fine market town; fifty from Lynchburg, and one hundred and fifty from Richmond and Petersburg. I am an elder in a Presbyterian church at Pittsylvania Court House, and would like exceedingly to aid a few Presbyterian families in settling close to our church. Produce is plenty; and cheap, with us. Much of our lands being cheap, pine lands would answer first rate for raising sheep. Tobacco is our staple; as nothing else will bear carriage until the railroad is completed. Cows and calves are worth from eight to ten dollars; sheep, one dollar fifty cents; sows, say with six pigs, six dollars. Horses are low. Oxen, from fifteen to thirty dollars per yoke. As we have plenty of blacksmiths' shops, all kinds of implements of husbandry are cheap and plenty.

Question 1.—Ans. Various quantities of it. 2. Any quantity from 50 to 500 acres, and in different neighbourhoods.—3. From 20 (Danville), 50 (to Lynchburg). 150 (Richmond and Petersburg).—4. Water carriage to Dan and Staunton. Land carriage to Lynchburg and Danville.—5. Corn, 40 to 50 cents per bushel. Wheat, 60 to 73 cents. Oats, 30 to 40 cents. Rye, 50 cents. Tobacco varies annually from four to

ten dollars.—6. Red, and grey porous, some fine soil, some good sub-soil, and some none, and some tolerably so, from 50 cents to three dollars.—7. The county, except the White Oak, Smith's and Turkey Cock mountains, lies level, three-fourths of it almost level. 8. Partly cleared, and again all in woods.—9. Pine, oak, and chestnut in the original growth; second growth pine from six to twelve inches through.—10. Varying.—11. Never.—12. Common land from six to ten bushels corn; better, ten to thirty.—13. Neither, but railroad will enable us to do so. In Grayson and Washington counties, fifty or sixty miles off, but very bad roads, plaster can be had at fifty cents *per ton*.—14. County abounds in millsites.—15. Answered above.—16. Depends upon fancy and the hands, and their capacity for business, varying from 100 to 300 pounds.—17 and 18. Common lands, one and two year's credit, sometimes one-third down.—19. Respectable, but good when rail-road gets under way. So far as mechanics are concerned, it would depend upon the neighbourhood and their profession. Pump-borers, carriage-makers, ditchers, wheelwrights, boot and shoe makers, castings, and plough-makers would all find employment. Any service I can render, you command it."

The general advice contained in the address of the society of which Mr. Thomason is secretary, is exceedingly valuable. He warns all that hard work, and virtuous conduct are more indispensable in America than in England, and that no one who desires to make a compromise with daily labour, will find comfort in America. He declares that a drunkard leads a far more unhappy life in the new world than in the old, by reason of the universal abhorrence which public opinion has there created against intemperance. He proclaims the disappointment of demagogues with the practical working of the American Constitution, and the probability that those who migrate simply to enjoy the advantages of republican institutions, will find the improvement scarcely worth the change. He, especially, denounces the too common practice of electioneers, who hasten to emigrant ships, thrust forged certificates of citizenship into the hands of voyagers, hurry them up to the polling booth, and get them to swear they have inhabited America for two years, the fact being that they have only that moment landed.

A wise caution is given by the Society against the indulgence of the pride of John Bullism. The Americans are excessively clauish, and given to combine against foreigners in any question touching love of country. They are intolerably vain, seeming to take to themselves as a merit the glories of Nature with which they are surrounded, and thoroughly provincial in their jealousy of every other country and people. "It's a grand country, sir," said a Scotch settler to Mr. Prentice, "if the natives wadna' blaw sae muckle aboot it." If an emigrant would consult his peace and ease, let him say little of his own land, and nothing disparaging to that which he has adopted. He must not keep himself aloof as if he held the natives cheap. Let him mingle freely with them—engage in no comparison betwixt the merits of America and his own country, and above all when he speaks at all on America, let it be in praise of it. This will make society easy to him, while a contrary line

of conduct will ensure perpetual discomfort and serious injury to his prospects.

The large farmer of England is advised not to exchange his tenantry for an American freehold. For the small farmer with a family the republic is described as the most eligible of all places. The farm-labourer is also invited to emigrate, but to give up the prejudices of English farming, and to learn with docility the American plans. He is specially advised to attend only to his master, and not to allow his mind to be poisoned by his fellow labourer. "Oh," says an American farmer, "he will do very well when he has learnt, if a native don't whistle in his ear." The American manufacturers make just the opposite complaint. "We do not like to have Englishmen in our employ. We have generally found them amongst the most troublesome of our workmen. They are disorganizers, the first to express dissatisfaction, and to propose a strike for wages. They enter into politics, and are noisy and violent ultra democrats. They are intemperate and immoral, and their example and influence are decidedly pernicious, and I would not have them if I could do without them." "Is it not probable," I replied, "that advantage is taken of their ignorance, and that they are instigated by the native workmen?" "No, sir," was the reply; "on the contrary, they lead on the natives."—This is exactly the language which is held by continental manufacturers in reference to English workmen; and unless there is an amendment manifested in this respect, the results may be disastrous to the prospects of British skilled labourers in America. Not that we have any sympathy with the complaints of the American manufacturers against strikes. The English spinner or printer finds the American manufacturer running away with exorbitant profits by means of protective duties which enormously tax his customers, and if the expatriated chartist agitator has the wit to see that the hands should go snacks in the high gains of the protected master, he is quite right to show them the way.

*Inferior* mechanics are not encouraged to go to America, as the natives are very superior. Shopmen, clerks, school-teachers, small tradesmen, literary gentlemen, &c., are also especially discouraged, on account of the superior qualifications of the natives. Autumn is recommended as the best season for agricultural settlers to emigrate, as they will have the winter before them to prepare for the spring. Lads and female servants are in great request in the cities. The latter are especially advised to retain their English feelings, deportment, and conduct, and to clear their heads of the ideas of equality with their mistress, which will only make their lives unhappy, and themselves shunned. In the country, it is said, servants are still helps and equals of their mistress—but in the eastern towns excessive competition has introduced the English relations of mistress and servant, the latter of whom may lead a happy and respected life if she will only remain thoroughly English.

It will have been observed that Mr. Thomason extols East Tennessee as possessing the most equable climate, although it is distant and of inferior soil. Other authorities which we have consulted lead us to the conclusion that that region is the most eligible in the union in many respects. Inferior fertility is only an indication of a smaller proportion

of that decaying vegetable matter which is the source of so much disease in the New world.

Mr. Robert James, of Cardew, Cumberland, travelled through Canada. In Ohio he found "some excellent dairy farms, one of which I visited, that had twenty-seven cows, was producing 100 lbs. of cheese per day, the selling price 5 and 6 cents per lb.; the average annual produce of each cow was estimated at 20 dollars. Although in general a good wheat country, the crop was this season very poor, and injured by the fly, which last is of common occurrence. The Saxon and Merino sheep are kept here, but are subject to the "foot rot" and worm in the head; they have invariably to be housed during the winter, which in this state is also long and severe, rendering stock-keeping expensive from the heavy consumption of winter fodder.

"In Southern Ohio and the neighbourhood of Cincinnati, the farms are somewhat better improved than in the north, and the land higher in price, being worth from 20 to 50 dollars per acre; the Indian corn crops were good, wheat crops very indifferent, not exceeding seven imperial bushels per acre, the oat crop was good, and the soil seems to be well adapted to green crops, although they are not raised to any extent.

"The farms in the neighbourhood of Lexington, in Kentucky, are in a high state of cultivation and improvement; land in this and some of the adjoining counties sells at from 40 to 50 dollars per acre. The soil is a black limestone, on which the blue grass (a fine natural pasturage grass) grows spontaneously. The Kentuckians, who are well-informed gentlemanly men, have a very superior breed of horses, mules, cattle, and hogs. The markets are south and east. From Kentucky, I crossed the Cumberland Mountains into East Tennessee. The Tennesseans are slovenly farmers and very indolent; to live an easy life seems with them to be a leading consideration. The capabilities of the soil and general advantages of the country are, notwithstanding, unsurpassed by any portion of Canada or the United States which I have visited. Four months out of twelve will constitute the average amount of labour done by each farmer; and farm labour in East Tennessee, to support their own population, and export what they do, is strong evidence of the fruitfulness of the soil and genial nature of the climate. If, therefore, four months will produce so much, what, in the hands of *industrious Englishmen*, will twelve months produce! Land is lower in price here than in any state in the Union; this is accounted for, by its being, hitherto, from its isolated position, almost unknown to emigrants. The country is now, however, becoming more known, and rendered so much more accessible by rail, roads, steamboats, &c., that an advance in the price of land is confidently expected; its present selling price is from 2 to 10 dollars per acre, according to its quality and improvement; the best upland cannot be exceeded, it is a rich chocolate-coloured loam, with a clay basis. Excellent farms, with good buildings, orchards, &c., can be purchased at from 4 to 7 dollars per acre. The river bottom farms are the most valuable, but usually unhealthy; they are worth from 15 to 50 dollars per acre. Excepting these farms, the country is as healthy as any part of the world; the climate is delightful, the summer not being so hot as I found it in Canada and the other states that I visited; it is not unlike

the summers we have in England, but commencing much earlier and continuing longer. The country is beautiful and picturesque, watered by several navigable rivers, and abounding in creeks and streams, whilst the majority of the farms have springs of excellent water.

"Tennessee raises more Indian corn than any other state. Hogs, horses, and cattle constitute the leading exports, which are sent to the southern and south-western states. When the Georgia Railroad is extended thirty miles, namely, to Chattanooga on the Tennessee River, there will be a direct steamboat and railroad communication from Knoxville, the central town of East Tennessee, to Charleston, South Carolina. During my stay here, a cotton-spinning and manufacturing company was formed, a portion to be English capital, and worked by English hands on the Manchester principles. The resources of this section of country destine it for a great manufacturing district. The mountain and woodlands are unclosed, and, as long as they remain so, the law pronounces them free to the community for pasturage; the winter being so short, cattle and other stock require very little winter feeding. The soil of the great valley farms is so well suited for pasture, meadow, and green crops, that a sheep or stock farmer can winter at a trifling expense on his lowland farm, and send his stock to the mountains in summer, free of cost, except the looking after and salting (which custom is now adopted by numbers of the Tennessean farmers). They are an orderly and temperate people. I saw but two drunken men during my stay, one being at an election, and the other at a muster of volunteers for Mexico. The few slaves there are in East Tennessee, are apparently well fed, clothed, and treated; attending church or meeting, Sunday schools, &c.; they seem in general both happy and comfortable.

"Such is my impression of East Tennessee, and to it I have given a preference over any of the other states, by completing a purchase therein, both of land and water power."

Mr. J. Gray Smith, who had been an English farmer in our manufacturing districts, settled in East Tennessee in 1838, and after an experience of eight years, furnishes in a "Brief Report of a Trip to Canada and the United States," the following interesting and intelligent account of Tennessee, now the land of his final adoption:—

"Blount County, East Tennessee, Dec. 3, 1846.

"DEAR SIR,—It is impossible to conceive a valley of land more picturesque and beautiful than the Great Valley, comprising the greater portion of the district of East Tennessee. In travelling along the roads, with which the country is well intersected, and which are in general good, almost every half mile or mile will present a different prospect: sometimes of a substantial homestead with its orchard, corn fields, and meadow, bounded by the primeval forest; at other times approaching a majestic river, its banks fringed with evergreens, and its waters overshadowed by the gigantic sycamore—(*Plantanus Occidentalis*); whilst its rich alluvium bottom lands, hundreds of acres in extent, from their unbounded luxuriance, remind you of the Nile lands of Egypt, until a bend in the river, or the elevated benches of upland, again diversify the scene. At other times crossing some stream, "bubbling onwards to the neighbouring mill," which you can just get a peep at through the woods, with

the dusty "miller" gazing out towards the road, wondering who "that stranger" can be. And again, at other times passing the newly erected log building and clearing of a recent settler, with half a dozen hardy, bare-footed, bare-headed, and all but shirtless urchins playing about the logs and fences. Whilst you will again occasionally pass the worn and turned out fields of some of the original settlers, or their less industrious, or still less thrifty descendants, with the fences removed or rotting down, and the ground partly grown up with pine, cedar, persimmon, or sassafras, and, mayhap, a few straggling peach trees, yet, withal, pleasing to the eye, not unfrequently reminding you of the lawns and ornamental park grounds of England. Add to the general view the lofty range of the Alleghany Mountains on the south, and the Cumberland range on the north, which are perceptible in the distance from any part of the Great Valley, and a tolerably correct conclusion may be drawn of the general appearance of this interesting section of country.

"The river bottom farms are considered the most valuable, possessing a rich, alluvial, black soil of several feet in depth. On many of these farms Indian corn, which is an exhausting crop, has been grown for upwards of thirty years in succession, without change of crop, and yet still produces on an average forty and fifty bushels to the acre; in these bottoms the corn stalks will be fifteen and sixteen feet high. Above the lower lands is a second bench, usually termed "second bottom," the soil of which is not so rich, but yet will average from thirty to thirty-five bushels to the acre. The first bottom is valued at from 20 to 30 dollars per acre; the second at from 10 to 15 dollars; and the upland adjoining at from 4 to 6 dollars per acre, the latter being somewhat more valuable near the river bottom lands, for rail-timber and firewood than further in the interior. On these farms there are either hewed log dwellings and out-buildings, or what are termed frame-buildings, which are of sawed scantling, weather-boarded outside with half-inch boards, and ceiled inside with five-eighth inch boards, brick chimneys, &c.; the buildings are sometimes painted, but more frequently not. These buildings usually contain two or three rooms below, and the same above; the kitchens and "smoke" or "meat houses" are always detached. On some farms, of late years, brick dwellings have been erected; but, from the manner in which some of these are tenanted and furnished, it reminds you strongly of Washington Irving's description of the Yankee's "shingle palace" with its "petticoat windows," store rooms of "pumpkins and potatoes," and "festoons of dried apples and peaches;" and, though the good dame of the house may set her cap a little more trimly, she is evidently as much out of her element as the snail in the lobster shell; there are, however, exceptions in these things. The river farms vary in extent, running from 500 to 1500 acres; and although, as regards productiveness, they are most desirable, yet I cannot advise any of my countrymen to settle upon them; for, except in some localities near the mountains, where the streams are rapid, they are, in general, more or less subject to fever and ague.

"A first-rate upland farm, that is, a farm not adjoining the river, say of 600 acres, and of the best quality of land, generally, in this and the neighbouring counties, of a deep mulatto colour, with good buildings,

under good fence, and in other respects what is termed here "in good repair," is worth from 7 to 10 dollars per acre. The dwelling-house would probably be either a superior hewed-log frame or brick building with barn, stables, &c., to match; a good spring near the house, for but few of our good farms are without, although some have wells, and the spring, or some other branch, running through a portion of the farm. Of the 600 acres, perhaps 200 acres will be cleared and in cultivation as follows: 10 acres orchard, garden, and truck patch, as it is termed, that is, for raising early corn (for roasting ears), beans, peas, Irish and sweet potatoes, cabbage, and tobacco, and cotton, for home consumption, 80 acres Indian corn, 30 acres clover, 10 acres meadow, 30 to 40 acres oats, and 20 to 30 acres wheat, the remaining 400 acres will be woodland, for rail-timber and firewood. When a farm has more than one half of its land cleared, it is considered deteriorated, as being in a fair way to become short of fencing timber, the original settlers having, seemingly, had no notion that any would come after them, as "none had been before them," for the leading object of both them and their immediate descendants seemed to be to supply their immediate wants, reckless at what sacrifice; for to cut down timber indiscriminately, and get it out of the way by rolling in heaps and then burning, was, and is even yet with some, a perfect frolic; in consequence of which many of the old farms are so short of fencing timber as to be obliged to beg or buy from their more fortunate neighbours; even now, a Tennessean would say a man had "queer notions," as the term is, that would leave a handsome lawn, shade, or timber tree in his clearing. The average yield of the above-described farm would be from thirty to forty bushels of Indian corn, eight to ten bushels of wheat, from thirty to forty bushels of oats, and two tons of hay or clover per acre.

"A second-rate farm, say of 600 acres, with buildings in many instances equal to those of the first-class farms, and indeed generally but little inferior, but the land, perhaps, naturally thinner or more exhausted—probably the land may be of the best quality, but not lay so well, or be in so good a locality—would sell at from 4 to 6 dollars per acre. The cropping would perhaps be similar to the first-class farms, excepting that there might not be so much clover, but in lieu thereof a worn-out field grown up with wild grass and sprouts, and used as a pasture for stock. These farms may be estimated to average from twenty-five to thirty bushels of Indian corn, twenty to thirty bushels of oats, and from five to seven bushels of wheat per acre.

"The third class farms usually sell at from two to three dollars per acre. These have, generally, tolerably comfortable log buildings, orchards, &c., but the land thinner or more exhausted, with perhaps a number of turned out fields, or a scarcity of rail timber. The average crop of such farms will be from fifteen to twenty bushels of Indian corn, twenty bushels of oats, and three to four bushels of wheat per acre.

"Wood-land, without any improvements as to buildings, &c., sells at from two to six dollars per acre, according to the locality and quality. In Polk and Bradley counties, sixty miles below this, adjoining the Georgia line, woodland can be bought at 50 cents per acre; the soil is, however, light and gravelly.

"The improved farms in Tennessee vary from 150 acres to 1000 acres; there being but few less than 150 acres, the majority of them run from 200 to 400 acres, on some, not more than one-fourth of the land is cleared, on some, one-third, on others, one-half, and on others, two-thirds. The crop of wheat and oats may appear light; but, from the manner in which they are put in, it is a wonder that they obtain a crop at all. Oats are sown in February on corn or wheat stubble, without any previous ploughing, and then ploughed in with what is called a 'bull tongue;' and this, without ever being harrowed, is all the attention they get until harvest, which commences early in July. Wheat I have frequently seen sown broadcast in October and November amongst the standing Indian corn, and so *ploughed in*; after the corn is gathered, the stalks will be cut and carried off, and this many call putting in wheat; it is usually harvested about the last week in June. Our best farmers are now however, beginning to put in their wheat with something like a system, namely by ploughing up their clovered land, cleaning, harrowing, &c., but still no attention is paid to the selection of seed, liming, rolling, &c. Shallow ploughings have injured much of the land in this country. Some years ago the common shovel and bull tongue ploughs were in general use; and, as these seldom go more than three or four inches deep, on land at all sloping or undulating, the soil has washed off with the heavy rains we sometimes have, whilst the cropping from year to year with Indian corn, has, of course, added to the mischief. Deep ploughing and clovering, which our leading farmers have begun of late years to adopt, soon, however brings this description of lands round again, much of the virgin soil being still under the surface.

"I had, last year, a man ploughing up a small lot for me; and, observing him do it in the country fashion, two or three inches deep, though not much of a practical farmer, I thought I could beat that, and accordingly took the line, when, rushing in the plough as deep as it would go, I turned up the rich mulatto loam; the fellow stared, and said that, if I wanted it done that way, he would do it, but (our Tennesseans seldom swear, except about iron and salt works) that he would be d——d if it did not ruin my horse, and perhaps it did, for sure enough it died afterwards.—Believe me, dear Sir, your's truly,

"J. GRAY SMITH."

We make no apology for engaging the attention of our readers with the rest of these letters, whose literary merits are equalled by their ability and good sense.

"Montvale Springs, Blount County, East Tennessee, 7th Feb., 1847.

"DEAR SIR,—The markets for the produce of East Tennessee are North and South Carolina, Georgia, Alabama, and New Orleans. Horses, mules, cattle, and hogs are driven in the months of October, November, and December, to the whole of these States. Bacon, flour, butter, lard, feathers, bees' wax, dried peaches and apples, peach brandy, &c., are hauled thither by waggons; and in the boating season produce of every description is taken down the river to North Alabama; it is estimated that from five hundred to six hundred keel and

flat boats of considerable tonnage pass Knoxville annually for this market and New Orleans; there is also a steam-boat line from Knoxville to the muscle shoals in Alabama. The bulk of the Indian corn is consumed in fattening hogs, cattle, horses, and mules, or distilled into whisky and sent down the river. The little wool raised is consumed in the country. Philadelphia and New York, however, furnish an unlimited market, the banks or merchants in this State cashing draughts on mercantile houses in these cities; and allowing a premium on them of from one to two per cent. Were some of your skilful sheep farmers here, nothing could prevent them realizing one hundred per cent. per annum on the capital invested; for, with the little attention paid to them in East Tennessee, in three instances out of four, not even being fed in winter, they will yield three pounds of wool to the fleece, which will bring a dollar, whilst the sheep itself is only worth a dollar—mutton being but rarely used, some prejudice existing against it; but with the care and feeding, a practical sheep farmer would bestow, he would, at least, double the fleece, as well as have an extra increase in lambs; for, although our winters are not severe, food and shelter must not only be advantageous, but necessary. The greatest yield of wool that I have heard of here has been from the Saxony sheep,—as much as six and seven pounds to the fleece having been obtained where the feeding has been in some measure attended to. The common wools of the country are of a good medium quality, being a good deal mixed with the merino, which were introduced some twenty years ago, and are now again becoming mixed with the Saxony, several hundred of which were brought here in 1840, from Connecticut; they at first sold for forty dollars the pair, but can now be bought at from five to ten dollars per pair. The horses of this country are in general from 'blooded stock,' our farm horses being usually even lighter than your 'hacks.' They are, in fact, too light for farm work, and require crossing with some of your heavier breeds. The mules are much superior to those generally seen in England, running from fourteen to sixteen hands high; they are sired by imported Spanish and Maltese Jacks, which are very valuable, being worth from five hundred to one thousand dollars each. The cattle are of a mixed breed; the Durham have been pretty plentifully introduced. I have not, however, seen any of the handsome 'Devons,' which I think would suit the country better than the Durham, being lighter and better suited for driving to the southern market than the heavy and cumbrous Durham. The hogs are crossed with the China, Berkshire, Irish Grazer, &c. The vegetables raised here are, with some additions, about the same as the common run of those used in England, consisting of garden and field peas, Irish and sweet potatoes, French beans, yams, cabbage, beets, carrots, parsnips, cucumbers, water and cantelope melons, asparagus, onions, turnips, &c. I believe that, without exception, they all grow as well as with you, and many of them much better—the sweet potatoes, yams, and water melons are very fine. Of fruits, the strawberry, raspberry, and red currant do well; the black currant is partially cultivated, but is not liked; the gooseberry grows and fruits freely, but the fruit is smaller, and sometimes mildews; this may probably arise from want of pruning and other attention. The

better kind of grapes, as Hambro', Frontignac, Tokay, &c., are cultivated by the upper class of citizens, and do not require any shelter; apricots and nectarines are occasionally met with, but not often, though the climate is favourable. The Orleans, damson, and blue violet plums are grown here, but are not plentiful; and the best kind of cherries are entirely neglected, having nothing but a wild sort, not much better than your 'merry.' The wild fruits are the raspberry, strawberry, vaccinium or whortle-berry, service-berry, hack-berry, wild plum, persimmon, or date plum, black walnut, sweet or Spanish chestnut, butter nut, shell-barked hickory nut, two or three varieties of the grape vine, and the pawpaw, or Indian fig.

"The forest growth consists of the different varieties of the oak, yellow and white, or Weymouth pine, hemlock, spruce, plantanus, or button-wood, liriodendron, tulip tree, gum, beech, birch, elm, maple, horse chestnut, hickory, locust tree, mulberry, red cedar, magnolia, &c. The shrub growth consists of the holly, dogwood, sourwood, red bud or Judas tree, bird cherry, shumac, sassafras, &c. The herbaceous are too numerous to specify: amongst them, however, are the coreopsis, rudbeckia, lily, iris, aster, gentiana, lobelia, veronica, spiræa, viola, &c. The rhododendron, kalmia, andromeda, azalea, magnolia, hemlock spruce, &c., are principally confined to the river banks and mountain districts.

"In the great valley, partridges, rabbits, squirrels, and wild ducks are plentiful; but deer, turkeys, and pheasants are becoming scarce. Raccoons and opossums are numerous, and good eating—in my opinion, far superior to "roasted pig." The red and grey fox are in places too plentiful, and the black fox is occasionally caught. There are not any bears or wolves; and the rattlesnake and other venomous kinds of the species are but rarely seen or heard of in the valley, being principally confined to the mountains, so that the most timid need not have any fears on that head. This country is supplied with groceries from Charlestown and Columbia, (South Carolina,) Augusta and Columbus, (Georgia), and New Orleans; and with cotton, silk, linen goods, hardware, &c., from Philadelphia, New York, and Boston.

"Coffee and sugar sell for ten and twelve cents per pound, molasses or 'treacle,' at seventy-five cents per gallon. Grey sheeting, thirty-six inches, ten cents per yard; bleached shirting, twelve and fourteen cents per yard. Printed calicoes and fancy dry goods are high, the merchants generally having one hundred per cent. on the original cost. In my next, I shall give you some account of our manufactures, people, towns, manners, customs, &c.; and believe me, dear sir, your's truly,

"J. GRAY SMITH."

"Montvale Springs, Blount County, East Tennessee, April 8, 1847.

"DEAR SIR,—To an indifferent observer the latitude of Tennessee would present a southern climate, but the elevation of the Great Valley above the low regions of the south, coupled with the altitude of the immense chain of mountains forming its southern boundary, thus shielding us from the hot sultry winds which blow off the Gulf of Mexico, as well as those from the low unhealthy swamps along the Atlantic seaboard, at once account for the temperature and salubrity of our summer

months, the thermometer usually ranging from 70 to 85 degrees; and though, for several years a close observer of it, even in our hottest weather I have but seldom known it exceed 90 degrees, whilst even then we have light breezes or eddies of wind from one range of mountains, or the other.

"In winter, the Cumberland range of mountains, which divide us from Kentucky, shelter us from the cold, raw, and piercing prairie winds of the north-west; that, were it not for one or two (I have seldom known more), extremely cold nights in winter, when the thermometer will sink to zero, I believe the orange and lemon, with other tropical plants, would live here without shelter. With but very few exceptions, the winter does not commence until Christmas, and continues until the end, or the first or second week in January, when we have pleasant and agreeable weather, not unlike the February of the south of England; it must however be understood, that on to the middle or end of March we have, occasionally, cold spells of two or three days continuance. This season, our winter did not commence until the early part of January, and continued, off and on, until the end of February; it is considered the longest and most severe winter experienced for a considerable number of years; the season is, consequently, from two to three weeks later than ever I remember it; the peach, plum, and cherry are just going out of blossom, the apples are now in bloom, the *Cornus Florida*, with its large white blossom, and the "red bud," or Judas tree, with its dark pink, are now rendering our woods both gay and brilliant, the tulip tree, maple, and Spanish chestnut, are all in young leaf, and some of the oaks putting out leaf and blossom; the pink and white azalea, dwarf blue iris, and violets are beginning to ornament the slopes of our mountains, and, unlike the Canadian woods—

"Where birds forget to sing,  
But silent bats in drowsy clusters cling,"

migratory birds are returning from enjoying the milder winters of the south, and, in concert with those which remain with us, enliven the woods with the most sweet and varied notes from sunrise to sunset; amongst these songsters may be noticed the little wren, and the robin (the latter, twice the size of yours), the red bird (about the size of the thrush), and many others, with plumage as beautiful as their song, but whose names are unknown to me. The mocking-bird is migratory, so is the whip-poor-will, who, but yesterday, for the first time this season, awoke me with his call half an hour before sunrise; the whip-poor-will is never heard through the day, only for a little while before sunrise, and then after sunset; his note is loud and clear, though there is a sadness about it which some would deem to border on harshness. The beautiful humming-bird has already returned to us also, and busies itself like a "spirit of air" (for it is never seen to alight), in sipping nectary from the early blossoms around us. The turtle dove remains through the winter, and its sweet, though mournful note is to me oft-times more grateful than that of the gayer and more varied choristers around, impressing me with something of that feeling which may be supposed to have possessed Isaac, "when he went out to meditate in the field at eventide."

Every form of government has its excellences and its dangers. A republican constitution is the only one which was ever practically possible among a people who are all freeholders of ample lands, and entirely independent of each other. That which we regard as the peculiar safety of our institutions, the absence of centralization, and the prevalence of local self government, operates to even a greater extent in America. The universal education and intelligence of her people, the deep root which religion has taken among them, their love, almost conceit of country, and their reverence for their really great men, joined with the boundless natural wealth of their territory, and the comfortable circumstances of all, are guarantees for the stability and prosperity of her order of society, to be found nowhere else. Their extraordinary progress in every art of life, and their superhuman conquest of nature over the amplitudes of a boundless territory, mark them out as the greatest nation that ever existed. Contrasting their history and position with the recent annals of Europe, it is impossible to doubt that the probabilities in favour of security from anarchy, violence, and revolution, preponderate in favor of the transatlantic republic. United in patriotism, national sympathy, and federatively, the people are yet so divided into independent communities, that local convulsions do not affect the general tranquillity. The institution of slavery only affects a portion of the republic, and will gradually sink before the influence of public opinion, and moral dynamics. Her craving for war is providentially counterbalanced by regard for the dollars it will cost, and the discovery of Californian gold, will restore her currency to a state of health, and mitigate the evils of truck and barter. Of repudiation the settled states are ashamed. We do not believe any national stocks in the world are so safe as those of New York, Pennsylvania, Massachusetts, Ohio, or Kentucky. The market of England is now opened for the provisions and grain of the Western States, and we cannot entertain a doubt, that for centuries to come, this great republic must progress in comfort, security, prosperity, and every good which can make civilization desirable, and the institution of society, an element of human happiness.\*

\* The contradictory accounts given of American character, arise to a great extent from the prejudices of the writers. Some believe nothing good can come from a republic,—others that it must be productive of every social excellence. The tendency of the human mind to classify where there is no warrant of resemblance, induces many to attribute to a nation that which is true only of the individuals of whom the writers have personal experience. If an Englishman is cheated by a Yankee, he calls all Yankees rogues;—if by an Englishman, he only attributes the roguery to the individual. Among the vulgar of our own country there exists a superstitious prejudice against all foreigners, and a clannish combination against them. Their helpless condition, their ignorance of our laws and customs, make them the easy prey of our domestic scoundrels. The further you go into our thinly populated districts, the greater will be found the dislike of Yankees, Frenchmen, or even Irishmen.

No must our emigrants expect to find it among the Americans, especially if they carry the pride of John Bull and his natural contempt of every body else, on their backs and in their bearing. Wherever Englishmen go, they grumble at every thing that is not English. They abuse their own country at home, and depreciate every other abroad. Is it singular that Americans should be animated by a similar instinct?

We ought not to be surprised that the rogues and scoundrels who infest America, as they do our own country, should fasten upon the ignorant foreigner, as their legitimate prey. Their knowledge of the quirks and quibbles of their own law, will be readily used to cheat the helpless emigrant. But we have scarcely seen an

## TEXAS.

For the sake of completeness, we enumerate Texas among the regions of emigration. We have carefully compared the testimony given to the state and prospects of this territory, and read many contradictory accounts of its character. The most recent narrative of emigration prospects is that furnished by the late expedition of Icarians from France, which gives a deplorable account of every thing connected with it. The character of the leaders and projectors of the emigration, seems chiefly however chargeable with the failure of the scheme, the only very significant fact, condemnatory of the district, being the circumstance that, all the travellers have left it, and returned, some to the Western States, others to France. But it is notorious that the French are deficient in fortitude, hope, and perseverance, and never make good colonists. Our own Colonial and Land Emigration Commissioners have inserted the following:—"Caution respecting Emigration to Texas," in successive numbers of

instance in which this has been attempted, where the native Americans have not assisted the stranger against the knave who sought to oppress him. Facts speak volumes. Crime of every kind is far less in America than in England, or indeed in any other country. The inciting cause of fraud and dishonesty does not exist there. The support of life is easy. There is no struggle for a living, nor any of that violence of competition which tempts so many to realize Poor Richard's adage, "It is hard for an empty bag to stand upright." In the Western States, each man has his own freehold, and to him a neighbour is a comfort and an increase of his wealth. We ought not to believe all the statements made by those, who, not being contented here, are not likely to find the customs of a new country, among strangers, in conformity with their own notions. There are many localities in which they may find themselves surrounded by their own countrymen. If they place themselves in the less settled districts, they will perhaps find Americans who themselves complain, as grievously as they do, of bad neighbours. The emigrants from Elmet, near Leeds, encountered a ruinously neighbour in their remote location; but he was as much detested by the Americans, who combined to drive him from the district. Another who tried to oust them by law from their holding, as many litigious men do in England, was defeated by the native Americans, who defended the Yorkshireman against their own countryman. Doubtless in the large cities, where the rascaldom of Europe hide themselves, the simple foreigner will be taken in, as a raw man from the country would be in London. Even in the country, where a stranger may be little known, and his responsibility not ascertained, the natives may be sharp in enforcing their contracts with him, as we would be in reference to a newcomer. But the fact that in twenty-four years a million and a half of our countrymen have settled in the States, is the best evidence of the treatment they receive from the Americans, whose kindness to the sick, whose succour of the helpless, whose ready help to the unfortunate are notorious. Proud of their country, trained to habits of self respect, they will indeed not tolerate depreciation of the one, or supercilious disrespect to the other. But it is universally conceded that their lower orders are incapable of the pickery, theft, and embezzlement, which are too common here; and that considering the motley and shifting character of the population, society is singularly well ordered among them. We have heard loud complaints made by those in this country who have had occasion to employ American attorneys, and of the great difficulty they have experienced in the enforcement of debts, or the recovery of property due, or belonging to them on the other side of the Atlantic. Americans, we fear, would too often have a similar story to tell of attorneys and debtors in England. Human integrity, every where, is too much graduated by the ratio in which fraud can be detected, and punished. The absent, like the dead, are unable to tell tales. English attorneys, stewards, partners, debtors, in the West or East Indies, in Canada, in Australia, are persons from whom it is only possible to get a reckoning by meeting them face to face.

their circular. "Emigrants are warned that the statements recently circulated, respecting the salubrity of climate, the fertility of soil, and the richness of the mineral productions of Texas, are reported by authority to be greatly exaggerated, and that British subjects, who may be induced to emigrate to that country, are likely to fall into sickness and destitution." The southern position of Texas, and its capability of raising tropical productions, argue a too torrid climate for a European constitution. It is comparatively unsettled, it is a border debateable land, betwixt Mexico and the United States, and it is peopled by the scum and refuse, the daring, adventurous, and lawless, of all other countries. When fully peopled, well settled, and placed under the vigorous controul of permanent government, and institutions, its natural capabilities will render it a desirable place of settlement. It abounds, if we are to believe Mr. Kennedy, and other more questionable authorities, in fine land, extensive prairie, game, and fish; it is well calculated for cattle, sheep, rice, cotton, and other tropical productions. It has scarcely any winter, and is not subject to the sudden changes or great extremes of climate which form the defect of the North American continent. Its proximity to Europe may ultimately make it preferable to the Cape, or Australia, which, in many respects, it much resembles. But at present it does not hold out that security for life, property, and the quiet pursuit of industry which is essential to the happy condition of a colonist, and even still the Cumanchees, White-feet, half-casts, and trappers, make incursions upon the cattle, and sacrifice the lives, of many settlers who live in lonely or unprotected districts. Nor can we accept without qualification even the attested panegyrics of the climate. The German settlers speak of its swamps, its deserts, its yellow and intermittent fevers, even its sudden alternations of temperature, and only except from unmeasured condemnation, the uplands and mountain tracts. Even the "Practical Farmer" admits that "towards the west there are vast prairies devoid of water and timber, and eastward the coast is flat, wet, rushy, and worthless. The country presents here and there arid and marshy tracts." We cannot, therefore, recommend it as a field for emigration, except to such as all good citizens would desire to rid the mother country of. "Gone to Texas" has become the proverb for a scamp. "The Texan stock of Americans," observes the New York Tribune, "such as I have seen thrown upon the surface in this war, so far surpass in brutality and universal scoundrelism all Mexican examples, as to set at defiance any attempt at comparison. Rhetoric aside—Texas is a miserable country and its inhabitants a miserable population. Grain, Texas cannot grow to any extent. Her cotton trade must ever be next to nothing, and her sugar trade literally nothing. Her grazing facilities are incomparably inferior to those of the whole Western region north of latitude 36½ deg. from the Alleghany to the Rocky Mountains.

Except a small patch in Eastern Texas, she has no productive soil, because she has no seasons. Like most of Mexico, the rains of heaven are scarcely vouchsafed to her at all, and never in seasonable regularity. He who sows has no confidence that he will ever be permitted to reap. Not one season in five is profitably productive to the labourer. Irrigation can only make the soil yield a sure return; and so small a proportion of

the whole is susceptible of this artificial and expensive adjunct, that it is mere trifling to consider it. The same is true of New Mexico and California. Texas is hopelessly bad, New Mexico, if possible, worse, and California worst."

### OREGON. VAN COUVER'S ISLAND. CALIFORNIA.

From Texas to Oregon the emigrant would find a fall analagous to that of, "out of the frying-pan into the fire." The climate and soil are unobjectionable—but everything else is. Van Couver's Island, under the protection and dominion of the Hudson's Bay Company, seems to offer greater advantages to the adventurous. California has a good climate and soil, admirably adapted for cattle, and not unsuited to cereals. It is notoriously the region of gold, and also of that most desperate of all classes of men, gold finders. To the bold and intrepid, to all who are embued with the spirit of adventure, to that frame of mind which is essentially gipsy, Kalmuck, and Arabian in its desire for a wandering and restless life, these regions offer the inducement of a climate which admits of constantly living in the open air, of productiveness which renders rough subsistence easy with little labour, and of the chances of getting rapidly rich by the lucky acquisition of the precious metals. We regard them all however as the destination only of men of desperate fortunes, and as a certain source of unhappiness to all persons of orderly, industrious, prudent, and virtuous habits. Their ultimate fate will, in all probability, be prosperous; and if the new projects for connecting the Pacific with the Atlantic by canals joining chains of lakes and rivers, or by railways or aquaducts at the Isthmus of Panama, be speedily realized, they may become much more rapidly populated and settled than is, with the present means, probable.

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Perhaps we ought not to dismiss the subject of Oregon without stating that, for persons already located at the upper end of the Missouri, or Lake Michigan, and accustomed to the life of migration so common in those regions, and to the transport of cattle and goods over ranges of hills and through vallies, and across rivers, a settlement at Vancouver, the Willamette, or Walhamet, offers the advantage of a very salubrious climate, fine pasture, a good grain country, and untaxed goods, cheap and of good quality. The government of the Hudson's Bay Company enforces good order, and good faith, offers encouragement, assistance, and protection to all settlers, and manages its commerce so judiciously as to surround its subjects with many of the advantages of civilization. As a mere location, it is regarded by all as greatly superior to California, and the migration through the Western prairies of America, although tedious and long, is not accompanied with many difficulties. But a life that may become easy to Americans on the borders of civilization, would be full of anxiety and difficulty to a European, and ought not to be encountered under any circumstances whatever.

## APPENDIX.



## BRITISH NORTH AMERICA.

## PRINCE EDWARD'S ISLAND.

Wages of labourers are 3s. Mr. Cunard holds an estate in this island; he extends roads through his waste lands, and lays out lots of fifty acres each along the sides. He lets each of these farms to any respectable man, on a lease of 999 years, paying no rent for the first three years, then 3d., then 6d., then 9d., and then 1s. an acre, enabling the tenant at any time to purchase the freehold at twenty years' purchase, with all the improvements. Instead of taking the rent in money, he employs his tenants in making the roads; thus receiving payment in labour, and improving the estate of the labourer. It answers the emigrant's purpose better to take his land than to receive a free grant, because, in the one case, he would have to go into the wilderness to look for his grant, and find it surrounded by wild land; while, in the other the roads to a market are made, and he can select his land from a plan.

Mr. Cunard remarks,—

"Settlers are very apt to endeavour to get large tracts of land; but I have lately prohibited that on my lots; and when a poor man comes, I say, 'Fifty acres is quite enough for you, because I retain the adjoining lot for you to increase your farm when your family gets up, and you can increase your farm behind.' Within fifteen or twenty years they generally choose to purchase, unless a man is very fortunate in making some speculation, and then he is able to purchase sooner; but as I only charge five per cent. interest on the money, and six per cent. is the rate of interest in the country, they are not disposed to purchase. I cannot take it from them as long as they pay the rent; I think if a man is sure of getting his fee-simple by-and-by, he works with more cheerfulness and spirit. I have been able to note the progress of many settlers from the time of their taking the land, and have never known an industrious sober man who has not succeeded. I would give land to 1,000 men at that price, if they had £10 or £15 a piece. I should ask for none of it myself, but it would be a kind of security that those men would not become burdensome the first year; I mean taking the average of the family of each man with £10 at five individuals. I would not take paupers; I require men of good character. In harvest time there is some labour to do; but I think a man with a few pounds would go on his lot of land almost immediately. He would get some of his neighbours to assist him in cutting down logs and erecting a log-house, sufficient for the family till he is enabled to replace it with a good house. The price of provisions is extremely low, and a sober man will always get a little credit to enable him to go on."

Mr. Cunard further stated, that he believed the island would, if cultivated, support ten times its present population, and that he had seen as many as seventy vessels from the United States engaged in fishing round the island, lying in the harbour at one time. He remarks, "the climate is healthy, the soil good, the production good; it is a beautiful spot, no one can visit it without admiring it."

—EMIGRANT JOURNAL.

The following extract from a work, published some years since, affords a good account of the seasons:—

"After a serene and usually dry October, the weather begins to get more unsteady in the early part of November, and sometimes a sharp frost, with showers of snow, takes place before the middle of that month; but, when this occurs, the October weather returns again, and commonly lasts about ten days or a fortnight. This short interval is called the 'Indian Summer.' When it

occurs, the frost does not generally set in before the beginning of December; but the cold weather more commonly begins about the 30th of November, and gradually increases, until the ground resists the plough, which is ordinarily about the second week in December. The cold now increases rapidly, and the ground becomes covered with snow; and about Christmas the frost is as intense as that experienced during the severest winters in England.

"During the months of January and February, the weather is usually steady, with the thermometer very frequently below zero of Fahrenheit. But sometimes a thaw takes place, and by laying the ground bare of its winter covering, occasions great inconveniences.

"The weather is not so cold as to interfere with any outdoor occupations, and the length of day at the winter solstice, by reason of the difference of latitude, is about an hour longer at Charlotte Town than at London.

"March, as in Europe, is a windy month, and is throughout very changeable. About the close of this month, the snow rapidly melts, and the ice in the rivers and bays gets rotten and dangerous to pass; and wholly disappears, except in a late season, about the second week in April. Strong southerly winds now commence, and the last vestiges of frost vanish. Ploughing generally commences about the third week of this month; and before the middle of the next, unless the season be unusually late, the greater part of the seed is committed to the ground.

"The spring is short; and during the month of May the mean temperature is little lower than is common during the same month in England, though there are occasionally very cold and raw easterly winds. But towards the end of this month steady weather is generally established.

"In the beginning of June the summer bursts forth; and the natural forest, presenting to the eye every variety of vegetation, and filling the air with the fragrant perfumes of the native herbs of the island, gives abundant evidence of the fertility of the soil.

"The brilliancy of a summer night in the vicinity of the bays cannot be surpassed by that which the finest climates under heaven exhibit. The wind is usually still, and the smooth surface of the water reflects the splendid lights of the firmament; and wherever the current runs, the fishes are heard sporting in the stream; and on the shore, whole acres are sometimes illuminated by the fire flies, which emit flashes of light as they sport in the air; and now and then a torch is seen displayed at the bow of the canoe of some Indian engaged in spearing the eels.

"From this time, until the middle or the end of September, the climate resembles that of the southern coast of England. The thermometer, occasionally, during calm weather, shows a greater degree of heat than we experience in this country; but the sea breeze seldom fails to lower the temperature by the time the sun reaches the zenith, so that no inconvenience thence arises. But during the prevalence of the south-west winds, throughout the greater part of July, August, and September, the thermometer stands pretty steadily at from 75 to 80 degrees of Fahrenheit during the mid-hours of the day; and at night the air is soft, wholesome, and agreeable.

"The hay harvest commences about the middle of July; and the white crops are usually out between the middle and the last of August.

"About the middle of September, the evenings begin to get *lout*, and the autumn properly commences. Nothing can exceed the beauty or the healthiness of this season of the year. The atmosphere is exceedingly rarefied, the forest presents scenery unsurpassed in beauty, or in the hopes of future plenty, by anything to be met with in the old or new world."

The intermittent fevers of the States are unknown, and the country people are long lived. The general character of the soil is that of an unctuous loamy mould. The ground is everywhere easily worked. Sometimes the settlers plough with a pair of bullocks or one horse, and it is rarely necessary to use more than a pair of light horses.

#### CANADA.

CLIMATE.—The official records show, that in the last eight years, 1840 to 1847, there were, in West Canada, 770 days on which there was rain, 400 days on which there was snow, and 1752 perfectly dry days; showing a yearly average of 964

rainy days, of 50 snowy days, of 319 perfectly dry days, whereas there was neither snow nor rain. If a particle of snow or rain falls during the twenty-four hours, the day is respectively considered at the Observatory as a rainy or snowy day.

**WESTERN CANADA.**—I had daily offers of beautiful farms, more or less improved, some as low as 10s. per acre, up to £5. and £10. an acre, whilst £30. per acre was asked for some suburban spots on the plank road. The buildings about the towns and along the roads all seemed warm and substantial. The field of enterprise, being so unlimited in Western Canada, there is no doubt our English emigrants will prefer that country.—**RUBIO'S RAMBLES.**

**PRICE OF LAND IN CANADA.**—We extract the following from a Canadian advertisement, as the best price current of land cleared and uncleared. 254 acres, 165 cleared; large frame house, frame barn and out-houses, orchard, &c., situated on the bank of the Grand River, four miles from Brantwood, and two from Paris. Price £7 10s. per acre—145 acres, 135 cleared; very good log buildings, six miles from Brantford, and within one mile of the plank road to London; well fenced, and in good cultivation. Price £5 10s. per acre. 185 acres, 160 cleared, on the White Man's Creek, about six miles from Brantford; frame house, and barn. The farm is well cleared, and in a good vicinity. Price £1900. 350 acres, 270 cleared, frame and log house (containing six rooms and stone cellar), two log houses, large frame barn, with mill shed attached, &c., &c. Within three miles of Brantford, with a large frontage on the plank road to London, price £2000, and terms accommodating. 100 acres, cleared; frame house, barn, &c., six miles from Brantford, £825. 100 acres, 60 cleared; with good log buildings, situated in the west part of Burford. An excellent lot of hard-wood land, well cleared and fenced; in a good neighbourhood,—£350., half cash. 100 acres, 54 cleared; frame house, frame barn, and sheds, and a large bearing orchard,—situated on the Old Oxford Road, 17 miles from Brantford, good land. £5 per acre. 3 acres, with a good frame house and barn, and a large orchard, situated in Dumfries, about half way between Brantford and St. George, and about five miles from Paris. This is a desirable little property, and would suit a doctor or other professional person wishing to reside in the country. Price £125. 280 acres, 30 cleared; no buildings; frontage on the river Thames, in North Dorchester. 6 dollars per acre. 100 acres, 35 cleared; log house, frame barn, orchard, &c., situated in Bayham, about six miles west of Richmond. £200 cash.—**EMIGRANT'S JOURNAL.**

**IRISH EMIGRATION TO CANADA.**—The "Tee-total Settlement" was formed in 1842, by destitute emigrants from the south of Ireland. In a Report from the Commissioners, dated 25th January, 1844, it is thus stated:—"Where, but two years ago, stood a dense forest, there have been gathered by thirty-five settlers, during the past autumn, 7,236 bushels of grain, potatoes, and turnips. The accompanying return shows an estimated value of £1,137 in buildings and clearings; and when there is added to this, the market value of the crop, exceeding £800, we have about £3,000 return (exclusive of the making four and a quarter miles of road.) The north-eastern section of New Brunswick contains land which seems to be better adapted for the growth of wheat than almost any other portion of the province. In the county of Restigouch, which is the extreme northern county of New Brunswick, premiums for wheat were awarded in 1844, to several parcels weighing 64 and 65 lbs. and upwards, the Winchester bushel; the barley was from 52 to 56 lbs. a bushel, and the best Siberian wheat 63 lbs. a bushel; the best black oats, 49 lbs., and the best white oats 47 lbs. a bushel.—**MR. M. H. PARLEY.**

## THE UNITED STATES.

## A REPUBLIC AND A MONARCHY.

Do not be misled as to the advantages of a republic; I have been a close observer of men and things in the political atmosphere of this country for years, and the advantages arising are "few, and far between." Except your tithes system, the incumbrance of your National Debt, the heavy taxation for the support of government, and the enormous outlay for the royal family, I do not see in what respect we have the advantage. Since the passing of the Reform Bill, your representation is perhaps as much equalized as John Bull's turbulent and fractious disposition will bear, your rotten and corrupt boroughs are already or gradually becoming annihilated, your laws are more rigidly and rapidly executed, your magistracy is composed of a more intelligent and incorruptible body of men, and the majority of your members of legislature are perhaps the most honourable, high minded, and patriotic that the world can produce: the good of their country, and the ambition to distinguish themselves in their own era, as well as on the pages of history, is their highest aim and object. Here it is not as yet so: too many of our members, both of the State Legislature and Congress, serve for pay; the former receiving four dollars, the latter eight dollars per day, during the session; hence, the greater part of our members are needy adventurers, consisting of half-educated briefless lawyers, and broken-down politicians, with nothing to lose either in character or property, and, on the contrary, everything to gain; this class of men too often drive our more talented and honourable citizens out of the field, it being customary for the candidates to go through the country or congressional district "stump speaking" when he who is the greatest adept to buffoonery and personal abuse, "who is quickest with the tale and readiest with the lie," and can the soonest use up the character of his opponent, is set down by the mass (the word "mob" is not acknowledged here) as the greatest Statesman; the consequence is, that it is but seldom that men of standing and character can be induced to "pit" themselves against such demagogues, knowing that they cannot touch pitch, without being defiled. This evil will, however, decrease, as the intelligence of the country increases, for mind must eventually rule the mass, as ethereal the material.—Brief Report by J. Gray Smith.

**AMERICAN MANNERS.**—I do not think that democracy is marked upon the features of the lower classes in the United States; there is no arrogant bearing in them, as might be supposed from the despotism of the majority; on the contrary, I should say that their lower classes are much more civil than our own.—Marrvat.

"For intelligence and correct deportment I unhesitatingly assert that the settlers, as a body, of Illinois, Iowa, and Wisconsin, are not surpassed by any equal number of people of any country in the world."—Newhall.

"Affability, kindness, and good temper, are prevailing characteristics of the Americans in every part of the Union. The rough backwoodsman possesses these estimable qualities in as high a degree as a citizen of the Eastern States."

"Consideration and kindness for the helplessness of infancy, and the bereavement of widowhood, is one of the most pleasing traits of the American character."—Flower.

"I found good breeding, politeness, frank hospitality, and every generous feeling prevailing amongst them. I saw none of those open displays of depravity which disfigure our large towns.

"Every man, rich or poor, seems on all occasions sedulously to give place and precedence to females, and the meanest of them are exempt from those masculine and laborious tasks which are assigned to the sex in our own country."—Captain Barclay.

AN EXTRACT FROM A LETTER FROM THOMAS THORLEY, BLACKSMITH, CREWE.

"Cirkland, Ohio, 25th December, 1848.

This is the healthiest place I was ever in. We all enjoy good health here, thank my God! We love this country well. I will give you the prices of various articles of food in English money, that you may understand it better; beef, 1½d. per lb., mutton, 1½d. per lb., pork, 1½d. per lb., veal, 1½d. per lb., flour, 20s. per barrel, Indian corn, first-rate, 1s. 6d. per measure, a turkey, 1s. 6d., hens, 6d. each, sugar, 3½d. per lb., and lump, 5d. per lb., tea, 2s. per lb., coffee, 5½d. per lb., butter, 6d. per lb., currants, and raisins, about as with you. Clothing, both men's and women's, much the same as at home. Farms of about thirty acres, with house and premises upon it, for £80 or £90. Apples, as many as you like to gather for nothing, we have had given to us; and hundreds of bushels lay beneath the trees now rotting close by us. I might add, for information, that the amount of wages I had to start with was 150 cents, or 6s. 3d. per day, and had the promise of more if I would stop. Of course, at the above price of food, two day's work per week would keep my family; milk also we can have here for fetching, as much as we like. With reference to my own prospects, one thought pays me for all my trials, viz., I have lost the fear of ever wanting! or my children! There is plenty in abundance; take a case. We have been here, at this house, seven weeks, during that time one quarter of veal, three quarters of a sheep, two pigs, the one weighing 18 score 9 lbs., the other small, about 40 lbs., so much for starvation! nearly all this is for work done. And then there is liberty. I can take my rifle down, and fetch in a brace of large squirrels to make a first-rate pie, or a wild duck; these I fetched in ten minutes! There are also rabbits and quails, these I have never tasted yet, but mean to do the first opportunity.

THOMAS THORLEY.

PENNSYLVANIA.

Venango County, Pine Grove Township, 20th October, 1848.

DEAR H.—My farm consists of ninety-four acres, sixty fenced with high timber fences, sixteen of oats, two of wheat, ten tons of hay, sixteen acres in clover for next year, fourteen of good meadow land, and forty of good timber, enough for firing for many years, and enough to fence the farm for twenty years. The house is well and warmly built. House-building costs nothing here: you only have to give notice to neighbours round that you intend to raise a house on a certain day, they all come, bring their tools with them, some a span of horses, some a yoke of cattle, and they will set to work, fifty or sixty of them, or a hundred, if you require a large house; they go to work and get it up in a day, when they have put the roof on; you have to kill a sheep, which costs a dollar, provide bread, and a few gallons of whisky for them (whisky twenty-five cents per gallon), and you are expected to turn out and help when anybody else requires a house or barn built.

I have a large barn, with mow large enough to hold 5,000 sheaves of corn, thrashing floor, stables, cow-houses, pig-styes, blacksmith's shop, with stone-built forge and chimney. Steve and Henry cut the hay, and we made it amongst us, carried it with a pair of Richard's oxen; the boys then set about cutting the sixteen acres of oats, which they got through; we all raked and bound them into sheaves, shocked them into dozens in the field, and then with the oxen drew them into the barn. There are 420 dozen sheaves; each dozen will

yield over a bushel of oats, so that when thrashed, which we shall begin soon, we shall have over 450 bushels of oats, and about sixteen tons of straw. I've sold 100 bushels of oats, at twenty-five cents per bushel, and one ton of straw at eight dollars per ton, to be sent in before Christmas." This farm property, including all I have mentioned, such as ninety-four acres fencing, timber, out-crop, hay, wheat, barn, stables, &c., blacksmith's shop, house, springs of running water, &c. &c., for 600 dollars. Everything is very cheap here but labour, and a few foreign goods, on which are placed a protective duty. I bought a cow and calf when I came here for twenty dollars, equal to about £4 6s. 8d. English, a sow and five pigs for three dollars, seven hens and one cock for one dollar. The prices of things here are as follows:—Beautiful horses, such as would cost in England fifty guineas, are here fifty dollars; cows and calves, fourteen dollars; sheep, one dollar each; cheese, six cents the pound; butter, ten cents; chickens, eight for one dollar; geese, two for one dollar; turkeys, two for one dollar; beef, three and four cents the pound; whisky, twenty-five cents a gallon; tobacco, from ten to eighteen cents per pound; best French brandy, twenty-five cents a pint; coffee, twelve pounds for a dollar, or equal to fourpence English the pound; and very good sugar, six cents a pound. I bought forty bushels of Indian corn the last time I was in Franklin, at 37½ cents the bushel. Peaches are twenty-five cents a bushel; potatoes the same. We are going on Monday about twenty miles off for forty bushels of apples; they are selling them there at eight and ten cents a bushel; this is an article of food on table at every house at every meal in the day throughout the year. Peaches are also much used, and as well as apples are served up in many various ways.

Generally speaking, you never see a dish on a table at any house, but every thing is put on in plates. The middle of the table is covered with perhaps a dozen, which are poked on without any order whatever, and containing the most promiscuous collection of eatables you can imagine. I could not get over the admixtures for a long time; stewed peaches, salt fish, honey in the comb, fried potatoes, butter, preserved plums, frizzled pork, apples in molasses, cucumbers in vinegar, fried mutton, tomato jelly, biscuits, coffee, corn cakes, and musk. I've seen some people take some of all these things on to their plates at one time. The people are very unconcerned about their ordinary dress; some of the wealthiest will wear many patches of different colours on their clothes; on Sundays some few will dress as well as English farmers. The people are inclined to be very sociable, constantly visiting and walking in and out of one another's houses without hesitation. The houses usually being not nearer to each other than half a mile, if you should stay to supper, you are invariably pressed to stay all night. I like the people very much; we have a few very choice families in our neighbourhood; intelligent, industrious, benevolent, hospitable, and sociable. One case happened in the middle of harvest: an Englishman who had been out here about a dozen years, was taken suddenly ill; the neighbours all collected together, nearly thirty of them, and in two days got all his corn into his barn for him. Politics engross much of their thoughts and conversation, but they don't often get excited. I was at the election yesterday, which for this township is carried on at Richard's house. He is town clerk, and also holds several other official appointments. The face of the country and the climate is fine; the foliage is grand; the flowers in the woods are beautiful; our woods are teeming with game; our boys are shooting pheasants every day; partridges are plentiful, deer numerous, though the season is too early to get at them. Of wild, offensive animals, we are in no way short of—bears, racoons, wolves, opossums, porcupines, and rattlesnakes; we have killed some of each of the three last animals when we came over; at least Arthur killed two rattlesnakes and one porcupine, and Richard one opossum. The old settlers seem never to think of rattlesnakes when going through the woods, for they wear a sort of shoes only to the ankle, and loose trousers; new settlers, being more timid, wear strong leather boots up to the knee nearly; there is then no fear, even if trod on, for they would snap low, and they cannot bite through a strong boot; they could through a thin one such as is used in London.—EMIGRANT'S JOURNAL.

"Buffalo, Sept. 21, 1843

MY DEAR WIFE,—I am receiving 12s. a week, and pay 8s. for my board so that I have 4s. a week left. This is not the whole of my earnings. "The re-

mainder runs up till December, when they pay us off." Some say December is the best time to come, for there are not so many coming in the winter as in the summer. You can, in consequence, come much more comfortably. When there are so many coming, it is very unpleasant. People are very apt, in crowded ships, to have the ship fever. Then, again, you can come for one half the money, and be better looked to than when there are so many coming. If I were coming over again, I would start about January; for there are worse storms in the spring than in January.

I can buy as good land as any there is in England for 5s. an acre, with the trees on it; and the timber on the ground will pay for the clearing and smoothing over. And the land will want no manure for twelve years. I should never want to come to England again, if it were not to see my relations. Though the trade is worse in America just now than ever it was known before, yet there are plenty of chances to do well in America. I am getting 6s. 3d. a day, English money. When traffic is good, the wages run about two dollars a day, or 8s. 4d. English money.

It would not take more to keep us both in living than it does to keep myself. You can have a fat sheep for about 3s., and you can buy as nice a fat pig for 1d. a pound as ever you saw. You can buy a goose, eighteen pounds weight, for 2d. A turkey, about twenty-eight pounds, for 2s. The price of meat varies from 1d. to 2d. a pound. It is considered dear this year. You can buy cheese a whole one at a time, as good as any I ever tasted, for 1d. a pound. But butter runs from 2d. to 3d. a pound. Tea runs from 2s. to 3s. a pound. Sugar runs from 2d. a pound upwards. The best sugar is 4d. a pound. It is a fine country for tea drinkers. There is scarcely a man to be seen drunk. In America drunkards are looked upon like dogs. Malt runs from 2s. to 2s. 6d. a bushel. Hops are 3d. a pound. You can buy the drink for a 1d. a quart from the brewery. Cider sells for 2s. a barrel. Whisky, 10s. a barrel. There are thirty-two gallons in a barrel. All other liquors are about the same, except brandy, which is dearer. So that a man can get drunk for a little money. Tobacco is 6d. a pound. Cigars from 3d. to 6d. a dozen. I have been a teetotaller these three weeks. And I have had no tobacco yet. I think I shall be a teetotaller, for teetotallers are looked on well. Men are not kept under here as they are in England. The masters talk to them like talking to one another.

You can buy potatoes for 6d. a bushel; and apples for 9d. a bushel. Peaches can be got for 2s. a bushel. Flour is 20s. a barrel just now. It is rather dear; but it will be down next week to 16s. a barrel. They are bringing it into Buffalo by thousands of barrels a week.

The table at which I sit, is set off like gentlemen's tables in England. There are fowl, cheese, butter, pies, rice puddings, peaches, and apple sauce and ice creams. There are so many dishes that you cannot taste of all of them. It is in general, as I like it to be. You have beef steak and potatoes for breakfast and supper, as well as to dinner.—C. JONES.

#### FROM A CHARTIST.

Pittsburg, July 24th, 1848.

DEAR SIR,—You know by Ann's letters that we live in Pennsylvania, we like America first-rate; We find it all and more than all we expected; Wages high and living cheap. A beautiful and healthy country, perfect security to life and property, honest and intelligent persons for neighbours and associates, plenty of trade for all who are willing to work, In fact, the United States is the most prosperous and flourishing country in the world where all the inhabitants have enough to eat, A fact that does not admit of contradiction. No beggars disfigure our streets, this is the land of plenty, Where industry is rewarded, And all persons has to earn their livelihood each one for himself, And not as in England, where some role in luxury, while others starve. The working man here is not robbed of half his earning by taxation, here all men are equal No hereditary titles and distinctions, Such as lords dukes, and other nick-names have existence here; no fat Bishops and State Church, to supply the rich gentry and fag-end of nobility with large salaries and nothing to do for it, unless it is to domineer over the working clergy. I like the Americans very much, they are agreeable kind of people; their politeness is seen more in their actions than words, there is nothing artificial about them. I don't see scarcely any difference

In the appearance of things here and in England. It is much warmer here in summer and less rain, bright sun shiner days, without fog or clouds continually. A summer day here is 2 hours shorter than in England. The scenery round Pittsburgh is beautiful. Shut in by hills that slopes to the edge of the river, covered with trees, looks charming from the smoky city. You would be surprised what quantities of steam boats you can see here, many of them 700 ton burden. They run down to New Orleans and intermediate towns and cities. There is several large cotton factories here, and iron works, glass works, &c., similar in its productions to the English Birmingham. House rent is as dear here as in London, and an empty house is not to be seen or found.

Some things are cheap here; ham, 3d. per pound, as good as the best you could get in London, and better; Beef, 3d., have it out from any part of the beast. Get a fowl for 9d.; mutton, 2½d.; veal, 3d.; Butter, 7d. per pound; sugar, moist, 3d.; white, 5d.; treacle, 2d. per quart; Tea, 3s. per pound, as good as you can get in London for 6s., no duty on it here; Coffee, 6d. per pound; milk, 2d. per quart; vegetables, much as the same as London market; Gardening is good business here; I think Ann and John would do well here, the strawberries used here is enormous for making strawberries and cream, the reason why so much is used is, all the inhabitants can afford to have some. Fruit of all kind is abundant, not very cheap, the citizens buy so much. Servants girls get 8s. a week, and sometimes more. Servant is a word never used here, nor master, you can't tell which are lady's here, the women dress so fine, all of them, and they literally hoop their fingers with rings and signets. Wages is about 6s. a day for mechanics, 4s. for labourers. Flour 4s. and 7d. per bushel, things are dear now. So the inhabitants say, the Americans drink very little Ale or Spirits, we don't have any ourselves it is to hot here without that, water does better.—JEM AND JANE POWELL.

#### IOWA—ILLINOIS—WISCONSIN.

The state of Iowa contains a white population little if any short of 200,000 persons. The number is regularly increased at the rate of 12,000 a year. Three-fourths of the whole state may be said to be quite ready for the plough, being clear, and without trees. At the same time, in all districts, a sufficient quantity of timber is found for every necessary purpose. The growth of grass is luxuriant. Mr. Bradford states that during a residence of six years in the state, he scarcely ever ate butter that was not superior to the choicest that is to be purchased in any of the eastern states. The mere up-turning of the plough, with the most careless after tillage, is only needed to convert nearly the whole territory into a fruitful garden. Coal, lead, and copper are, in different districts, found in immense beds, and in connection with ample water-power, mark the future greatness of Iowa not less for manufacturing than for agricultural wealth. The climate is as propitious to health as that of almost any country in the world. Its remoteness from the ocean secures it from those insalubrious winds which carry with them a host of pulmonary disorders on the northern sea-board; while its high and dry soil, and pure atmosphere, preserve it from the fatal fevers to which the flatter surface and the fervid sun of the Lower Mississippi often subject the denizens of the south. The winter—extending from December to March—is cold, but dry, bracing, and clear; the heat of summer is tempered by genial breezes and refreshing showers; and the autumn is peculiar for its beauty and serenity—the mellow softness of the climate, the beauty and grandeur of the foliage, the balmy fragrance of the atmosphere, the serene sky, all combined, form a picture calculated to excite the most pleasurable feelings.

The general aspect of Illinois and Wisconsin in many respects resembles Iowa to which, however, both are decidedly inferior. Illinois is deficient in its proportion of timber to prairie, and, as a whole, cannot honestly be described as equal to the desired standard in the item of health. Wisconsin, again, is colder and has less water than Iowa, with more inferior land.

Newhall, a resident in the state, shows, by a simple calculation, that, with £80 on his arrival, an emigrant, with a moderately-sized family, will start with a good prospect of success. The experience of the British Temperance Emigration Society has led its agents to name a similar sum. Marshall, another settler in the Far West, shows, in his "Farmer's and Emigrant's Hand-book," that with 200 dollars (£40), and with a team, farming tools, and household furniture, a man may confidently commence his struggle with the world. "Many a man

in the west is now comparatively rich, who commenced with a less sum. All that is wanted is courage and industry—some would say luck, but luck almost always follows industry." Our own opinion is, that £108 in sterling money, well expended, and tended with industry, will be found sufficient for making a good commencement, even if the emigrant has not been accustomed to agricultural labour.—EASTERN COUNTIES HERALD.—From a late resident.

#### IOWA—WISCONSIN, WESTERN STATES.

Average prices of cattle and farming implements for a beginner—

	£	s.	d.
Good milch cows, 10 to 15 dollars; yoke of oxen, 15 dollars .. ..	10	0	0
Sheep, 87 cents to 1 dollar per head, 42 sheep .. ..	2	0	0
Farm waggon, 50 dollars .. ..	10	0	0
Harrow, 14 dollars, scythe, pitchfork, rake, shovel, chains, &c., 32 dollars .. ..	2	6	0
Double Log Cabin £15, seed corn 10 acres, potatoes, turnips, garden seed, £1 .. ..	16	0	0
Poultry and a young pig, 12s., family expenses, three to five of a family, 6s. per week, for 30 weeks, £10 .. ..	10	12	0
80 acres prairie land, 5s. per acre, £20; horse, £10 .. ..	30	0	0
Total .. ..	80	18	0

For £80 the emigrant can be comfortably settled on his 80 acre tract, furnished with every necessary, and 30 weeks provisions. If you do not happen to have a home-sick wife, I can see no reason why, with patience and perseverance, you should not prosper equal to your utmost expectations. If you have £20 left—keep it. It is the error of emigrants to spend their last dollar for the acres a the outset. If you have £500, purchase 320 acres, a half section.—NEWHALL.

#### THE FAINT-HEARTED—THE HOPEFUL.

A—recently came to this port from England with a wife and three small children. He was connected with a Baptist church in his own country, and from all that I can learn, he is a very worthy man. Several years ago he entered upon a farm with several hundred pounds capital. The rent was too high, and, in spite of all his industry and frugality, he sunk money, and at last failed. His friends furnished him with a few pounds to bring him out to this country. He came ashore with twenty dollars in his pocket. One of his children was ill, and in a few days died. His money was, of course, soon gone, and his efforts to obtain a situation, either as a superintendant of a farm, or as assistant in a store, failed; his expectations so sanguine, by the accounts he had heard of America before he left home, thus disappointed, left him broken hearted. He is now on a sick bed, and kept from the almshouse only by the charity of his countrymen. This is no solitary case. I give it as an example; B—was also an English emigrant, but he had left his family behind. Failing, as in the other instance, to find employment in the city, he must either get a place in the almshouse, or beg his way in the country, until he found employment. He wisely chose the latter. He travelled, begging and working on his way, several hundred miles, until he came to a new settlement. He met there with a landowner, who offered him land at one dollar an acre, to be paid for when he was able. He purchased fifty acres. He called on a neighbouring farmer, and told him he had bought some land, but he had not a single implement of husbandry, and not a cent in his pocket. "Well, never mind," said his generous friend, "I guess we can help you along. Hold on till I come back." He soon returned with a few of his neighbours, each one with an axe. They set to work on the land of their new neighbour, cut down some trees, built up a log house, turned up, or rather scratched up the ground, between the stumps, and planted it with corn. One brought him a cow, another a pig, another some poultry. All this, the work of three days only, was done with the understanding that he was to help them in return, and pay them back what they had lent him when he was able. In two years from this time, the man had his family about him, in a comfortable log house, a good part of his farm cleared, and was as happy as independence and competence could make him.—Hints to Emigrants.

The United States occupy by far the most valuable and the most temperate portion of North America. Confined originally to the shores of the Atlantic Ocean, this great confederacy of republics has extended its empire over the whole region, spreading westward to the Pacific, and surpasses in internal resources, and the means of developing its natural wealth, the capacities of any of the empires of the old world. To the miner, the artizan, the manufacturer, merchant or agriculturist, it offers the most unbounded inducements. In staples inexhaustible, in mechanical power efficient, in means of transportation unexceptionable, in matter and mind not surpassed, the prospects of the American Union are pre-eminently brilliant. The commerce, the internal trade, mechanical skill and agricultural industry of the United States, are second, indeed, to those of no other nation, except in the aggregate amount of commercial transactions, in which it is surpassed by Great Britain alone.

The progressive increase of the dimensions of this country by conquest and cession has been rapid. At the termination of the revolution, in 1783, it was confined to the territories east of the Mississippi, and south of the Canadas. In 1803 it was augmented by the purchase from France of Louisiana, a country now occupied by the thriving states of Louisiana, Arkansas, Missouri, Iowa, and several territories extending over many hundreds of thousands of square miles. Florida was purchased in 1819, and at the same time the Spanish claim to the 'Oregon' was transferred to the republic. In 1845 Texas voluntarily annexed itself to the Union; and by the treaty of 2nd of February, 1848, the whole territories of New Mexico and California were ceded by the republic of Mexico.

The present limits of the United States are bounded north by the Canadas, and the 49th parallel of north latitude; east by the Atlantic Ocean; south by the Gulf of Mexico, the Rio Grande, and the Rio Gila, which separates it from the Mexican States of Chihuahua, Sonora, &c., and on the west by the Pacific Ocean. This vast country measures in extreme length from east to west, 2,800 miles, and from north to south, 1,360 miles, with an estimated superficial area of about 3,200,000 square miles, an extent of surface little inferior to that of the whole of Europe, and a population counting from 21,000,000 to 22,000,000 of souls.

The United States comprises three essentially different geographical regions: — the slope from the Alleghany Mountains to the Atlantic Ocean, which comprises the oldest settlements; the valley of the Mississippi, or, great central plain, now in the process of settlement; and the slope from the cordilleras of New Mexico and the Rocky Mountains to the shores of the Pacific Ocean. Such are the great natural divisions. Usually the country is divided into what are termed northern and southern, or free and slave states, in which the climate and habits of the people differ materially. It is chiefly, if not entirely, to the non-slaveholding states that the immigrants, those from Great Britain especially, direct their attention, because there they can enjoy a strictly healthy climate, and associate with neighbours of kindred opinions and habits of life. Greater scope is likewise afforded in these regions for their industry in agricultural and mechanical employments. The slave states, especially those in the extreme south, or below the line of 36 deg. 30 sec. north latitude, offer inducements only to the capitalist who has sufficient to purchase both lands and slaves. There the climate is unsuited to the European constitution. Neither are the soil or staples of agriculture there grown, such as the European has been accustomed to. To raise cotton, tobacco, sugar, and other tropical products, is the peculiar employment of the African, and could not be attempted by those indigenous to temperate regions.

There are now in the Union thirty separate and independent states, and a number of territories which are as yet but thinly settled.

The states have also separate and distinct governments, and have uncontrolled surveillance over all their own institutions, and form their own laws and municipal regulations. The whole states, however, are bound together as a confederacy, and are subject to the constitution of the United States. The state constitutions are mostly of a similar form, and only differ from the confederation in being integral republics. The territories are under the immediate control of the President and Congress of the United States.

The following table will exhibit the name, extent, population, &c., of each state, and the chief town or seat of government:—

Name.	Extent. Sq. miles.	Population.		Capital.
		Census 1840.	Estimate 1848.	
NORTH-EAST STATES.				
Maine . . . . .	32,628	501,793	600,000	Augusta.
New Hampshire . . . . .	9,411	284,574	300,000	Concord.
Vermont . . . . .	10,212	291,948	302,000	Montpelier.
Massachusetts . . . . .	7,500	737,699	850,000	Boston.
Rhode Island . . . . .	1,340	108,830	130,000	{ Providence & Newport.
Connecticut . . . . .	4,764	309,978	330,000	{ Hartford and N. Haven.
MIDDLE STATES.				
New York . . . . .	46,065	2,428,921	2,780,000	Albany.
New Jersey . . . . .	8,320	873,306	406,000	Trenton.
Pennsylvania . . . . .	44,000	1,724,033	2,125,000	Harrisburg.
Delaware . . . . .	2,120	78,085	80,000	Dover.
Maryland . . . . .	13,960	470,019	495,000	Annapolis.
SOUTHERN STATES.				
Virginia . . . . .	64,000	1,239,797	1,370,000	Richmond.
North Carolina . . . . .	48,000	753,419	765,000	Raleigh.
South Carolina . . . . .	28,000	594,398	605,000	Columbia.
Georgia . . . . .	62,000	691,392	800,000	Milledgeville.
Florida . . . . .	45,000	54,477	75,000	Tallahassee.
WESTERN STATES.				
Ohio . . . . .	39,128	1,519,467	1,850,000	Columbus.
Indiana . . . . .	37,000	685,866	960,000	Indianapolis.
Illinois . . . . .	52,000	476,183	735,000	Springfield.
Michigan . . . . .	60,090	212,267	370,000	Lansing.
Wisconsin . . . . .	64,000	30,945	215,000	Madison.
Iowa . . . . .	50,600	43,102	130,000	Iowa City.
Missouri . . . . .	63,000	383,702	600,000	Jefferson.
Kentucky . . . . .	42,000	779,828	855,000	Frankfort.
SOUTH-WESTERN STATES.				
Tennessee . . . . .	40,000	829,210	950,000	Nashville.
Alabama . . . . .	46,000	590,756	690,000	Montgomery.
Mississippi . . . . .	45,760	375,651	640,000	Jackson.
Louisiana . . . . .	48,220	352,411	470,000	Baton Rouge.
Texas . . . . .	20,000	120,000	149,000	Austin.
Arkansas . . . . .	55,000	97,574	152,400	Little Rock.
District of Columbia . . . . .	100	43,712	46,000	WASHINGTON.
TERRITORIES.				
East of the Mountains.	{ Minnesota . . . . .	60,000	Inhabited by Indian Tribes.	Fort Snelling.
	{ Western . . . . .	460,000		Fort Leavenworth.
	{ Nebraska . . . . .	120,000		Fort Gibson.
	{ Indian . . . . .	90,000		—
West of the Mountains.	{ New Mexico . . . . .	70,000	80,000	Santa Fé.
	{ California . . . . .	350,000	70,000	Puebla de los Angeles.
	{ Oregon . . . . .	400,000	20,000	Astoria.

## FARMING IN THE PRAIRIES.

The farms in Illinois are generally made in the prairie near to the timber. The abundance of grass growing in the prairie, and the quantity of wild vegetable food for animals, offers an ample subsistence for horses and cattle, sheep and hogs, during the summer months.

The number of these animals that a farmer keeps, is only limited by the amount of winter food which he can raise on his farm. The farm, on enclosed field, is for the sole purpose of growing the grain, or grass for hay; but not for summer pasturage.

The great pasture is all outside open to everybody, and to everybody's cattle, and the abundance and extent of the range is one of the resources of a new country. The cattle thus let loose in the wide world do not run away, as people who have kept them only in houses and enclosures are apt to suppose. Why should they? there is abundance of food everywhere.

It is true they show a preference to certain spots, and in the autumn of the year, when the grass in the prairie gets dry, they will wander into the woods in search of more succulent plants; and as winter approaches, go further into the flat lands of rivers and creeks, where grass is yet green, and keeps so all the winter.

The animals like to come to their home where they have been wintered; and a little salt given to them every time they return, will generally circumscribe their range within a mile or two from home.

In the autumn, or early winter, we bring them into the farms, and feed them night and morning. In the day, during the moderate weather of winter, they browse about the woods and the skirts of the prairie. Thus are cattle and horses raised in great numbers. We should let them procure their own food in the winter in the river flats, but for the danger from the water.

The flats are frequently a little lower towards the bluff highlands, than towards the bank of the river. A rise of the river encircles the cattle with water, by which they are penned up on the highest spots of ground, in the middle of the flat; and if the river rises very high, the water overflows the whole of the flats, and the cattle are all drowned.

Hence the danger of letting cattle run unattended, in cane breaks and river bottoms. But much of the stock of these settlers, who live on the margins of the flats, do get their living there, and are perfectly safe, the owners having an eye upon them when the water rises.

Though great quantities of cattle are thus cheaply raised, the system of range farming is destructive of all excellence in the breed of cattle. Your own and your neighbour's cattle, of all sorts and sizes, ages and qualities, mingle, browse, and breed together.

The keeping of sheep is not so easy. They are not strong enough to protect themselves from the wolf, as are the cattle; they must be brought home every night, they are not safe even in the fields at night. Hogs are better able to take care of themselves; yet the wolf has usually a large share of pigs in the range.

Maze, or Indian corn, is more universally cultivated than any other grain; it has peculiar qualities that suit the country and climate. It likes rich land and great heart: it has both. But the peculiar quality for which it is valued by a people who have very few labouring hands, is its indestructibility from weather after it has ripened. It may be left in the field without injury for weeks and months after it is ripe. All other grains, when ripe, shell out, and if not harvested would soon be lost.

In a country short of labour, the quantity of small grain sown must be regulated by the power of harvest help at command. Not so with Indian corn. All that can be cultivated to perfect growth may be planted. Its cultivation is the Tull, or horse-hoe system of husbandry, drill and horse-hoe.

After the land is ploughed in April it is marked off; that is, a plough makes a slight furrow or mark every four feet both ways, the whole length and breadth of the field. At the intersecting angles of the furrows, three or four grains of corn are dropped by a child, and lightly covered with an hoe by an older child or a man. Three plants are suffered to remain upon each hill; the corn and weeds start together.

When the blade of the corn is about four inches high, we run a one-horse plough down the rows, passing as close to the corn as possible, throwing the earth into the middle of the interval. When the whole field is gone over once in this manner, run the plough into the middle of the interval, and throw the earth back to the corn. Thus the corn grows rapidly, and the weeds are killed.

The last ploughing is generally given in July. It is ripe and hard in October.

There are two modes of harvesting corn. One mode is to cut up the plants with a short sword about six inches from the ground, and set them up on end in large circular shocks all over the field. This operation is performed when the plant is yet green in leaf and stem, and when the kernels of the ear, though perfectly formed, are yet soft. There is sap enough in the stem to perfect the ear. The leaf and stem thus preserved is excellent winter food for cattle; it is called fodder, in distinction to hay. In the early part of November each stalk is stripped of its ripe and hard ears, which are put into a corn crib, and the fodder is left standing to be fed away to cattle in the winter.

But the most common way is to let the corn mature on the stalk in the field; when it is hard the corn is gathered, and the dried stalks with their dried leaves left standing, and the cattle, during a snow or frost, are turned into the field, to eat as much of them as they will, which is all the blades and half of the stalks.

Corn affords good food for both man and beast. It is most excellent for fattening hogs. A man with no other help than his own little family, can, at his leisure, gather his crop of corn, even if the gathering time is prolonged for weeks or months. It is bad economy, however, to let the corn stand all the winter, as the deer, racoons, and squirrels, are apt then to make depredations upon it.

Englishmen must remember that corn, in America, means mase or Indian corn. The term is not applied to wheat, barley, and oats, which are called, "small grain," but never corn.

The hunter, when he first settles in the forest, cultivates a small field of corn, enough to feed his few horses, cattle, and hogs. The cultivation of the corn lasts from May to July. His farming is then all done, and he pursues his favourite occupation of hunting all the rest of the year.

The next settler in succession that buys him out, adds another field, and cultivates, besides corn, a little wheat, and some oats. He hunts less, keeps more hogs and cattle, and digs a well. The third is, perhaps, a Pennsylvania farmer, a Yankee, or, perchance, an Englishman. He enlarges his fields, lays down broad meadows of grass, and plants an orchard, then permanent settlements begin, and a new aspect of extended and permanent comfort is visible in houses and lands. Then towns grow up and useful institutions of every sort arise. The preceding pioneers all move on further westward, and are supplanted by more permanent and substantial men.

Tallyrand said a man plants his patriotism with his trees. I believe it. The choppers and destroyers have no local attachments. Their pleasures are of another kind and derived from other sources; fewness of wants, absence of care, lightness of labour, and variety of scene.

We have, in Illinois, no system of agriculture, properly so called, yet there are certain parties that follow in regular succession, suited to a new country, where land is cheap and plenty, and where labour is scarce. It is a system, if system it may be called, arising from circumstances and not from any preconceived theory.

We first use such spontaneous productions as the earth yields. The grass, the fruits of the forest, the meat of wild animals, such as deer, turkey, &c., &c. The first crop is produced by the fertility of the soil with very imperfect cultivation. We plant and sow on the same piece of ground until its virgin strength is exhausted. We seek not to retain its fertility, but receive from it all that it will give, and then go to another piece and do the like.

Land is cheap, and labour dear, we therefore use land plentifully, and labour sparingly.

The English farmers do not carry this system to the same extent as the natives, but sow grass seeds on the exhausted soil, and allow the land to recruit its strength under a few years of pasturage.

The scarcity of labour induces us to do that only which we are compelled to do. Everything that can be deferred is put off; all operations which time and weather can perform, are left to them; everything is left that can be done without. This gives to the exterior of our farms and farm buildings, a very slovenly appearance. The weeds are suffered to take possession of the garden, which has yielded its abundant crop of vegetables. The old and abandoned building is suffered to drop to pieces for want of time to take it down.—Flower.

#### AMERICAN CUSTOMS.

There is no error more palpable, none so generally admitted, yet none so universally committed, as that which calls up hasty expressions of disapprobation and feelings of dislike, when we first encounter national customs, dissimilar and opposite to our own. Englishmen, with all their good qualities, are essentially a most obstinate and opinionated people. Without waiting to examine the cause or the effect of the customs objected to, they are apt, at once, to condemn and reject them. This conduct is particularly unreasonable when they voluntarily enter a new, and, to them, a foreign country. Many customs prevail in America, so generally, that they may be set down as national characteristics, some highly beneficial and agreeable, others, the reverse. A custom prevails among the females of America, so highly beneficial in its influences, and strikingly agreeable, as to be worthy of universal example. It is, that when performing any kind of work, whether in the manufactory, the shop, or in the office of domestic drudgery, American ladies are, then, generally attired with additional care. On many such occasions I have observed with admiration, a union of neatness and simplicity in their dress, approaching to the perfection of good taste.

The American women have a happy knack of rendering a very disagreeable job, (or which is rendered so by the old mode of doing it), oftentimes a very agreeable employment; and, in none is it more strikingly displayed than in their mode of getting through with the labour of the wash. Disarray among the females, and dismay among the men, combine against all comfort on the awful day, of an English six week's wash. Here the whole thing is differently performed. The accumulation is not suffered to be so large. Here it is taken little by little, and the mode of attack is very different. The American lady, before she begins her morning's wash, first dresses and adorns herself with more than usual care and grace, yielding to the head and hair a little more than ordinary elegance. If a sudden call is made for her appearance in the parlour, no more time is needed than is necessary to dry her hands. Thus armed there is no danger of being caught; indeed, in this case, the catching is apt to be the other way. American females have a sleight of hand in getting through house-work of all kinds, without apparent labour.

The general inquisitiveness of Americans is very surprising to an Englishman on his first arrival. This inquisitiveness is but a feature of a great national characteristic.

Englishmen have a great reserve in all personal matters, and in the minor affairs of life generally. A reserve, by which they fail to acquire much information, and, in truth, lose much enjoyment.

There is a sort of community of feeling in America, of all men and women's affairs and motives. The fact is, or ought to be, known, that from the moment of your landing in America, to the latest moment of your stay, you are in a house of glass. There is no point so distant, no place so retired, but the all-seeing eye of your neighbour, for the time being, is upon you: it is perfectly vain to attempt to conceal word or action; and some practice in American society is requisite to prevent the ready divination of the thoughts also. This is a portion which you have hitherto enjoyed in private, but now you are required to throw it into the common stock of information, and, in return, you may amuse yourself with all the actions and schemes of your neighbours, and with those of every other person with whom you may come in contact.

This does not altogether arise from individual curiosity. The erratic and gregarious habits of the people, throw large masses of them in continual companionship.

Travelling in steam boats and railroad cars, meeting and eating together in large hotels and boarding houses all tend to publicity. The habit of registering name, residence, and destination at every tavern is as efficient a clue, as the official records of the French police.

Nothing is more common than when you are on the eve of starting on a journey a person with whom you are but slightly acquainted, asks you where you are going. "To Baltimore, perhaps." "How long do you think of staying?" "Three weeks, perhaps." He accosts the next person he meets with, "A has gone to Baltimore! wonder what he's gone for. Oh! he's gone for so and so." Thus it's all known in less time than I have been writing about it. This general publicity gives great tact in keeping secret, or veiling a motive where it is necessary so to do.

The merchant's counting house, or the public offices in America, have nothing of the brief despatch, abrupt question and reply of the like places in England. In England you are not generally admitted until the other, who is in, has finished his business. On entering, you state your business standing, receive your answer and go out. If, indeed, it is something more of a consultation than is usual, perhaps you recline one elbow on the desk, whilst conversing with the occupant who either quits his stool or pen until you have finished, a nod is all the ceremony in parting. In America a courteous reception, invitation to a seat, enquiries of your health and that of your friends, precede the most pressing business. If half a dozen people are present, you are introduced to them all, and no feeling exists about speaking of your business before the whole company. You are ushered into the apartment of a public man, who is engaged in writing an important state paper, he turns round immediately, converses most freely, resumes his pen when you are gone, without a single expression of vexation at the interruption. In this way you become acquainted with everybody, know everything, and hear all that is going on.

It takes some years of experience before an Englishman, asks himself, Why do I want to be alone? what have I got to conceal? America is a social gossiping country. I incline to prefer these social habits of intercourse of the Americans, to the greater reserve of the English. It creates a kindly feeling in the community. It is not an easy matter for an emigrant to attain to the perfection of this social talent, for talent it certainly is. He may have lost all hostility to the practice of free and open intercourse at all times and seasons. He may be on excellent terms with his neighbours, but if he will stay at home and only mind his own business, he can never be a decidedly popular man. In this country where freedom of intercourse is almost unrestrained, as to time and place, a retirement or seclusion, is a species of neglect, if not offence, which is decidedly felt, though it may not be expressed. You may sin and be wicked in many ways, and in the tolerant circle of American society receive a full and generous pardon. But this one sin can never be pardoned, and if you would be elected constable, squire, or president, be sure you never commit it. It is an error to suppose that freedom of speech is greater in America than in England. Freedom of expression and unreserved speech is not universal in America. Common conversation is conducted with more courtesy than in England. The energetic and fierce reply, and flat contradiction, is never heard in the commonest tavern, or stage coach. This may be accounted for. At a court, manners and speech are courteous. In America we are always in presence of the sovereign people. Motives of policy constantly predominate. The unpremeditated thought is seldom expressed. But what is proper and expedient for the occasion is expressed in courteous and guarded phraseology. In questions of domestic policy, American statesmen are, what may be termed compromising politicians. Striking and eminent examples to the contrary exist among the most distinguished statesmen of America.

Henry Clay, of Kentucky, and Thomas H. Benton, of Missouri, though in most particulars directly opposite to each other, and of two distinct political parties, are, nevertheless, consistent and uncompromising politicians in the course of politics which they severally pursue.—Flower.

